

**INTERNATIONAL BUILDING CODE 2009**

OCCUPANCY AND USE CLASSIFICATION: B-OFFICE  
S2-STORAGE  
BUILDING WITH AUTOMATIC SPRINKLER SYSTEM

TYPE OF CONSTRUCTION (TABLE 503): 2-B

ALLOWABLE HEIGHT AND BUILDING AREA (TABLE 503): 3 STORY, 23,000 S.F. (B GROUP)

SECTION 907 FIRE ALARM AND DETECTION SYSTEM: NOT REQUIRED FOR B GROUP

ACTUAL BUILDING AREA: B, OFFICE (1ST FLOOR) = 6,784 S.F.  
S2, WAREHOUSE = 21,000 S.F.  
B, OFFICE (2ND FLOOR WH) = 2,565 S.F.  
TOTAL GROSS BUILDING S.F. = 30,349 S.F. (GROSS S.F.)

FIRE-RESISTANCE RATING REQUIREMENTS (TABLE 601): TYPE 2-B, NONE REQUIRED

FIRE-RESISTANCE RATING REQUIREMENTS (TABLE 602): TYPE 2-B, NONE REQUIRED

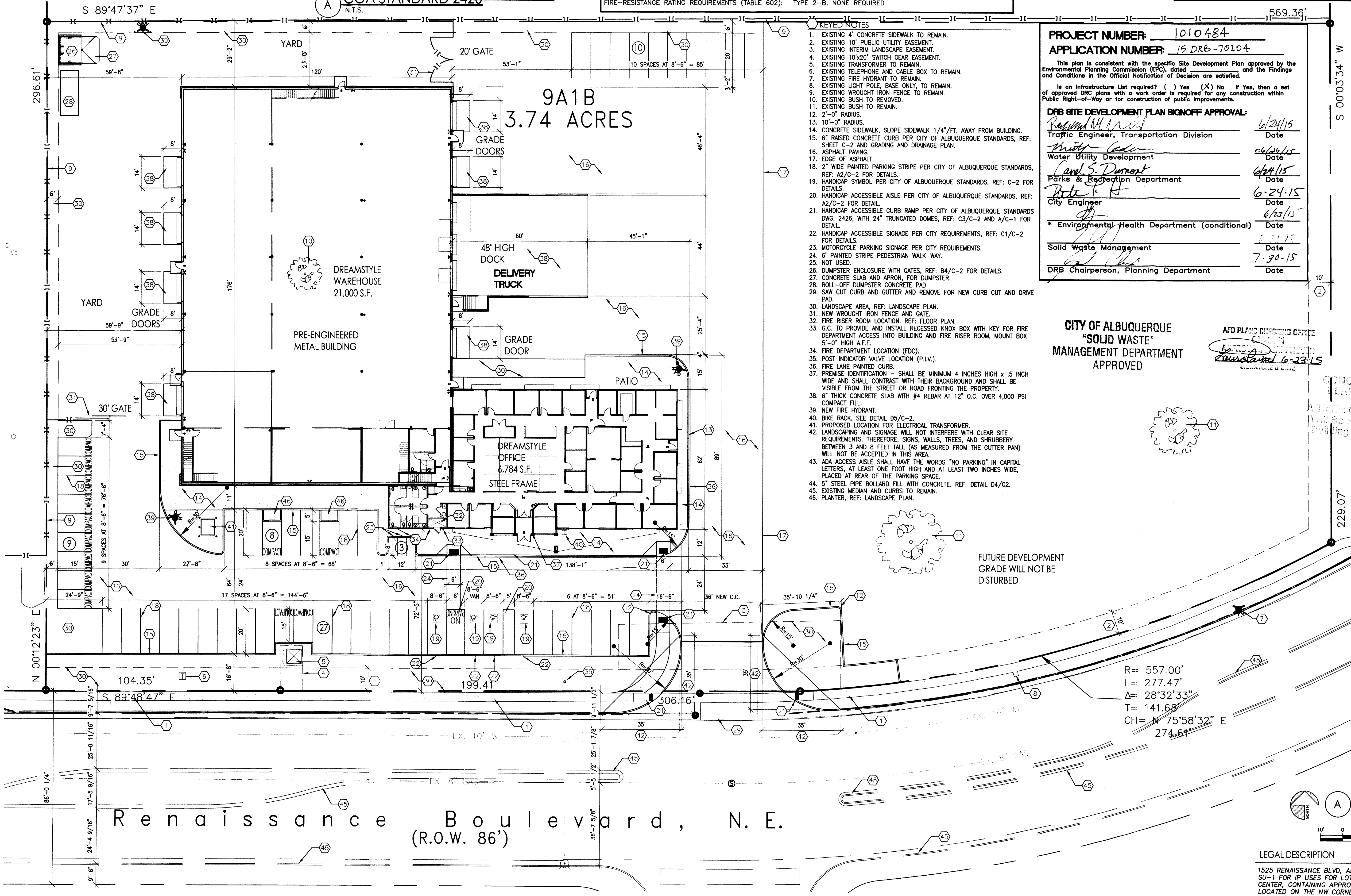
**PARKING REQUIREMENTS**

PARKING REQUIRED: FIRST FLOOR OFFICE AREA: 6,784 S.F./200 = 34 SPACES  
FIRST FLOOR WAREHOUSE AREA: 21,000 S.F./2000 = 11 SPACES  
SECOND FLOOR OFFICE WH AREA: 2,565 S.F./300 = 9 SPACES  
TOTAL PARKING SPACES: = 54 SPACES

HC. SPACES REQUIRED: 51 TO 100 SPACES = 4 HC. SPACES (1 VAN SPACE)

PARKING PROVIDED: 37- 8'6"x20' PARKING SPACES  
13- 8'6"x15' PARKING SPACES  
4- 8'0"x20' H.C. PARKING SPACES

TOTAL PARKING PROVIDED: 54  
3- 4'0"x8' MOTORCYCLE SPACES



**PROJECT NUMBER: 1010484**  
**APPLICATION NUMBER: 15 DRB-70204**

This plan is consistent with the specific Site Development Plan approved by the Environmental Planning Commission (EPC), dated \_\_\_\_\_ and the Findings and Conditions in the Official Notification of Decision are satisfied.

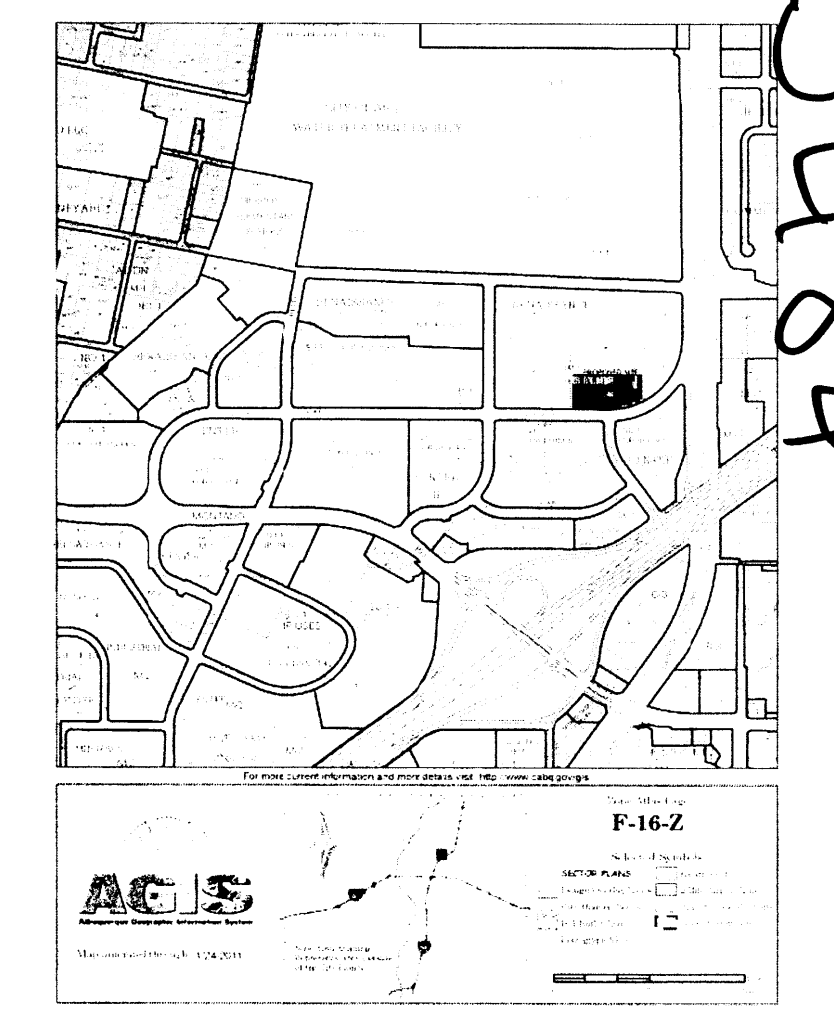
Is an Infrastructure List required? ( ) Yes (X) No If Yes, then a set of approved DRC plans with a work order is required for any construction within Public Right-of-Way or for construction of public improvements.

**DRB SITE DEVELOPMENT PLAN SIGNOFF APPROVAL:**

|                                                                 |                 |
|-----------------------------------------------------------------|-----------------|
| <i>[Signature]</i><br>Traffic Engineer, Transportation Division | 6/24/15<br>Date |
| <i>[Signature]</i><br>Water Utility Development                 | 6/24/15<br>Date |
| <i>[Signature]</i><br>Parks & Recreation Department             | 6/24/15<br>Date |
| <i>[Signature]</i><br>City Engineer                             | 6/24/15<br>Date |
| * Environmental Health Department (conditional)                 | 6/23/15<br>Date |
| Solid Waste Management                                          | 6/23/15<br>Date |
| DRB Chairperson, Planning Department                            | 7-30-15<br>Date |

- KEYED NOTES**
- EXISTING 4" CONCRETE SIDEWALK TO REMAIN.
  - EXISTING 10" PUBLIC UTILITY EASEMENT.
  - EXISTING INTERIM LANDSCAPE EASEMENT.
  - EXISTING 10"x20" SWITCH GEAR EASEMENT.
  - EXISTING TRANSFORMER TO REMAIN.
  - EXISTING TELEPHONE AND CABLE BOX TO REMAIN.
  - EXISTING FIRE HYDRANT TO REMAIN.
  - EXISTING LIGHT POLE, BASE ONLY, TO REMAIN.
  - EXISTING WROUGHT IRON FENCE TO REMAIN.
  - EXISTING BUSH TO REMOVED.
  - EXISTING BUSH TO REMAIN.
  - 2'-0" RADIUS.
  - 10'-0" RADIUS.
  - CONCRETE SIDEWALK, SLOPE SIDEWALK 1/4"/FT. AWAY FROM BUILDING.
  - 6" RAISED CONCRETE CURB PER CITY OF ALBUQUERQUE STANDARDS, REF: SHEET C-2 AND GRADING AND DRAINAGE PLAN.
  - ASPHALT PAVING.
  - EDGE OF ASPHALT.
  - 2" WIDE PAINTED PARKING STRIPE PER CITY OF ALBUQUERQUE STANDARDS, REF: A2/C-2 FOR DETAILS.
  - HANDICAP SYMBOL PER CITY OF ALBUQUERQUE STANDARDS, REF: C-2 FOR DETAILS.
  - HANDICAP ACCESSIBLE AISLE PER CITY OF ALBUQUERQUE STANDARDS, REF: A2/C-2 FOR DETAIL.
  - HANDICAP ACCESSIBLE CURB RAMP PER CITY OF ALBUQUERQUE STANDARDS DWG. 2426, WITH 24" TRUNCATED DOMES, REF: C3/C-2 AND A/C-1 FOR DETAIL.
  - HANDICAP ACCESSIBLE SIGNAGE PER CITY REQUIREMENTS, REF: C1/C-2 FOR DETAILS.
  - MOTORCYCLE PARKING SIGNAGE PER CITY REQUIREMENTS.
  - 6" PAINTED STRIPE PEDESTRIAN WALK-WAY.
  - NOT USED.
  - DUMPSTER ENCLOSURE WITH GATES, REF: B4/C-2 FOR DETAILS.
  - CONCRETE SLAB AND APRON, FOR DUMPSTER.
  - ROLL-OFF DUMPSTER CONCRETE PAD.
  - SAW CUT CURB AND GUTTER AND REMOVE FOR NEW CURB CUT AND DRIVE PAD.
  - LANDSCAPE AREA, REF: LANDSCAPE PLAN.
  - NEW WROUGHT IRON FENCE AND GATE.
  - FIRE RISER ROOM LOCATION, REF: FLOOR PLAN.
  - G.C. TO PROVIDE AND INSTALL RECESSED KNOX BOX WITH KEY FOR FIRE DEPARTMENT ACCESS INTO BUILDING AND FIRE RISER ROOM, MOUNT BOX 5'-0" HIGH A.F.F.
  - FIRE DEPARTMENT LOCATION (FDC).
  - POST INDICATOR VALVE LOCATION (P.I.V.).
  - FIRE LANE PAINTED CURB.
  - PREMISE IDENTIFICATION - SHALL BE MINIMUM 4 INCHES HIGH x .5 INCH WIDE AND SHALL CONTRAST WITH THEIR BACKGROUND AND SHALL BE VISIBLE FROM THE STREET OR ROAD FRONTING THE PROPERTY.
  - 6" THICK CONCRETE SLAB WITH #4 REBAR AT 12" O.C. OVER 4,000 PSI COMPACT FILL.
  - NEW FIRE HYDRANT.
  - BIKE RACK, SEE DETAIL D5/C-2.
  - PROPOSED LOCATION FOR ELECTRICAL TRANSFORMER.
  - LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SITE REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES, AND SHRUBBERY BETWEEN 3 AND 8 FEET TALL (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE ACCEPTED IN THIS AREA.
  - ADA ACCESS AISLE SHALL HAVE THE WORDS "NO PARKING" IN CAPITAL LETTERS, AT LEAST ONE FOOT HIGH AND AT LEAST TWO INCHES WIDE, PLACED AT REAR OF THE PARKING SPACE.
  - 5" STEEL PIPE BOLLARD FILL WITH CONCRETE, REF: DETAIL D4/C2.
  - EXISTING MEDIAN AND CURBS TO REMAIN.
  - PLANTER, REF: LANDSCAPE PLAN.

**CITY OF ALBUQUERQUE  
"SOLID WASTE"  
MANAGEMENT DEPARTMENT  
APPROVED**



**CONCEPTUAL SITE PLAN APPROVAL**  
A Traffic Circulation Layout Will Be Required Prior To Building Permit Approval.

**DREAMSTYLE WAREHOUSE  
SITE PLAN  
ALBUQUERQUE, NM  
PROJECT # 1465**

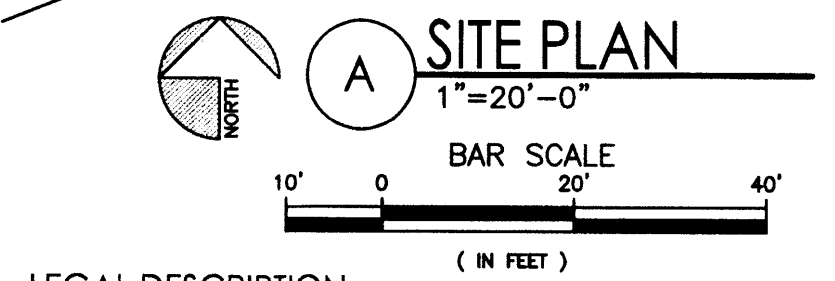
REVISION DATE  
06/03/15

STATE OF NEW MEXICO  
RICHARD P. BENNETT  
No. 1240  
05/12/15  
REGISTERED ARCHITECT

RBA ARCHITECTURE, PC  
ARCHITECTURE  
PLANNING  
DESIGN

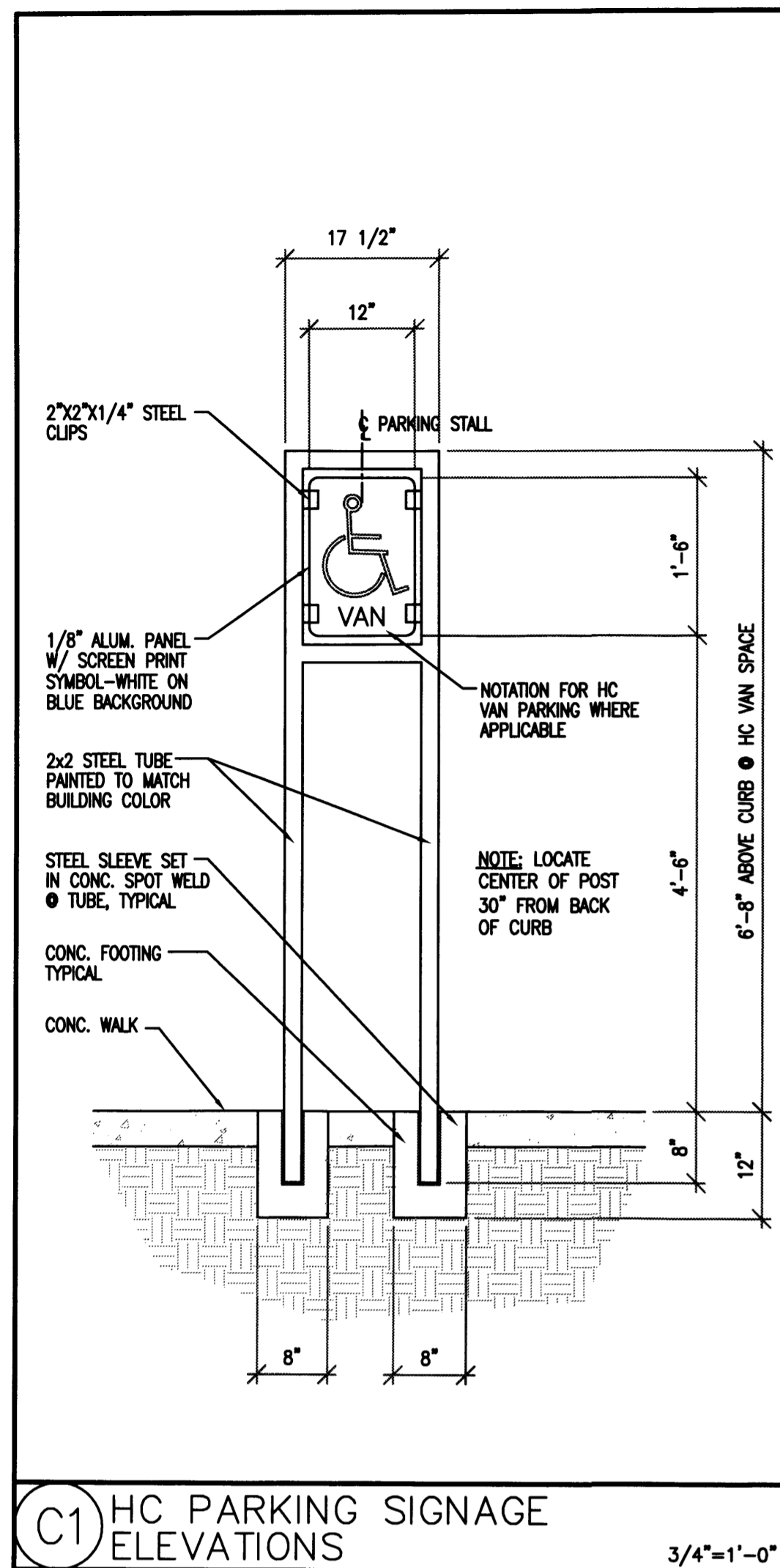
DATE  
5-12-2015

SHEET NUMBER  
C-1.00

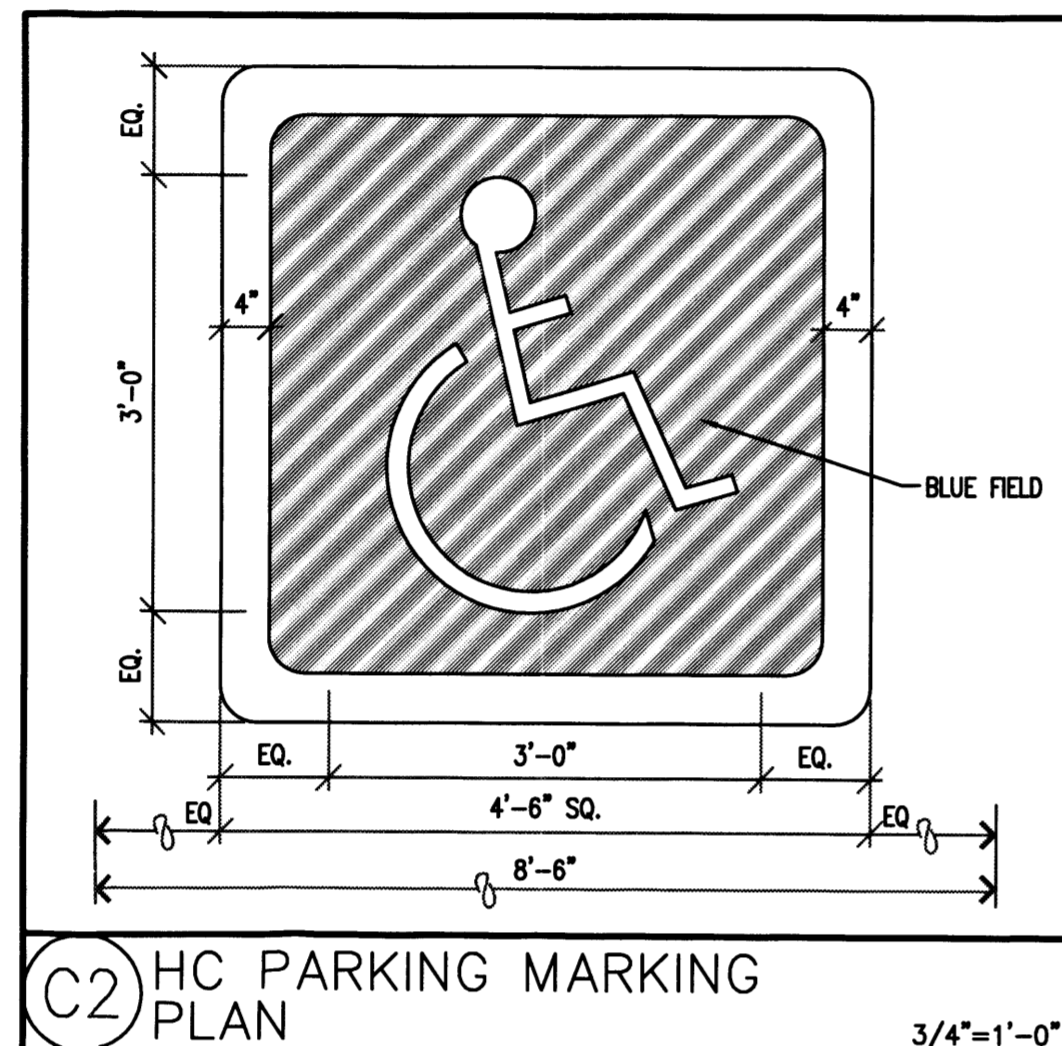


**LEGAL DESCRIPTION**  
1525 RENAISSANCE BLVD., ALBUQUERQUE, NM 87107  
SU-1 FOR IP USES FOR LOT 9A1B RENAISSANCE CENTER, CONTAINING APPROXIMATELY 3.74 ACRES AND LOCATED ON THE NW CORNER OF RENAISSANCE BLVD. AND CHAPPELL DR. USES TO INCLUDE OFFICES WITH WAREHOUSE SPACE.

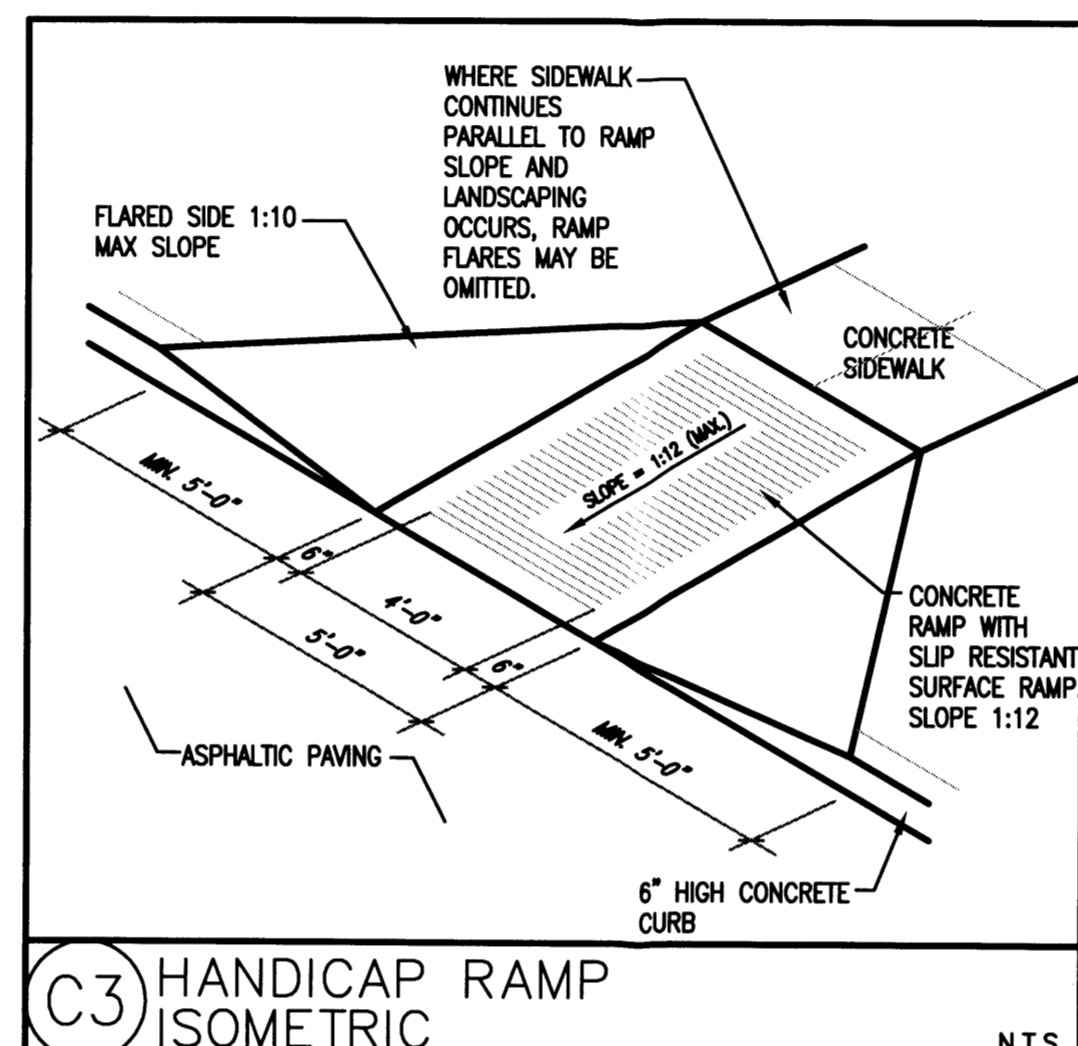
101010101



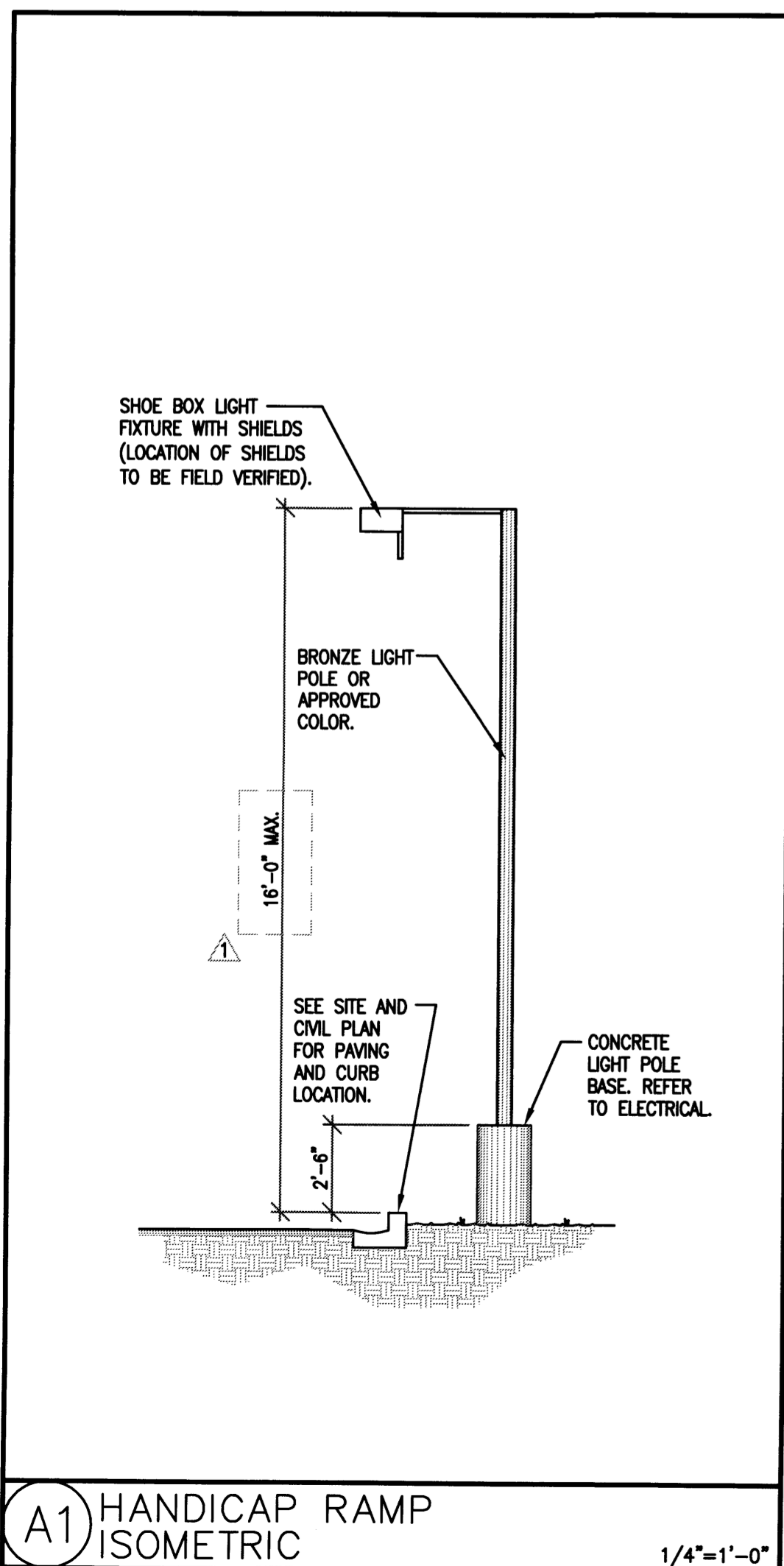
C1 HC PARKING SIGNAGE ELEVATIONS 3/4"=1'-0"



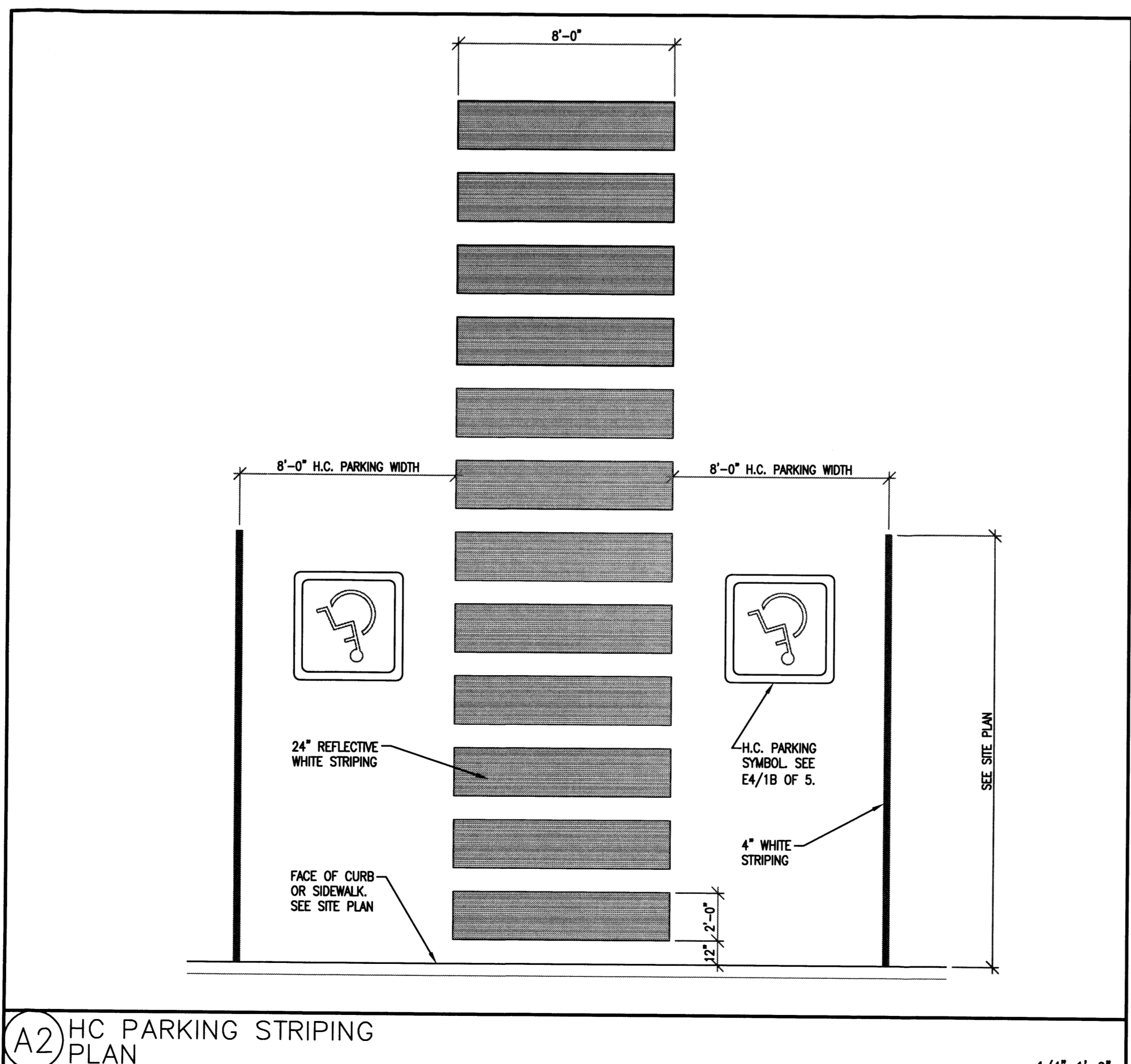
C2 HC PARKING MARKING PLAN 3/4"=1'-0"



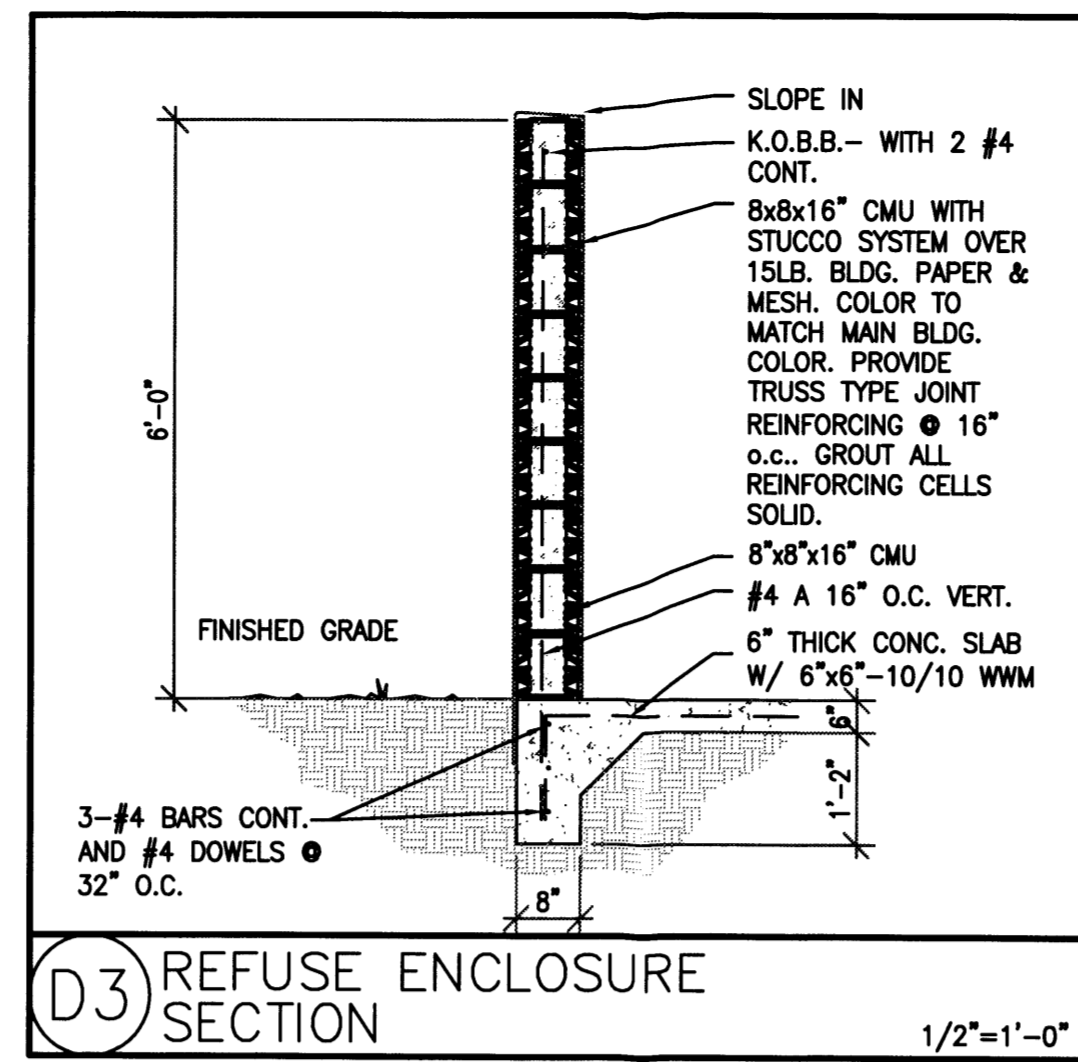
C3 HANDICAP RAMP ISOMETRIC N.T.S.



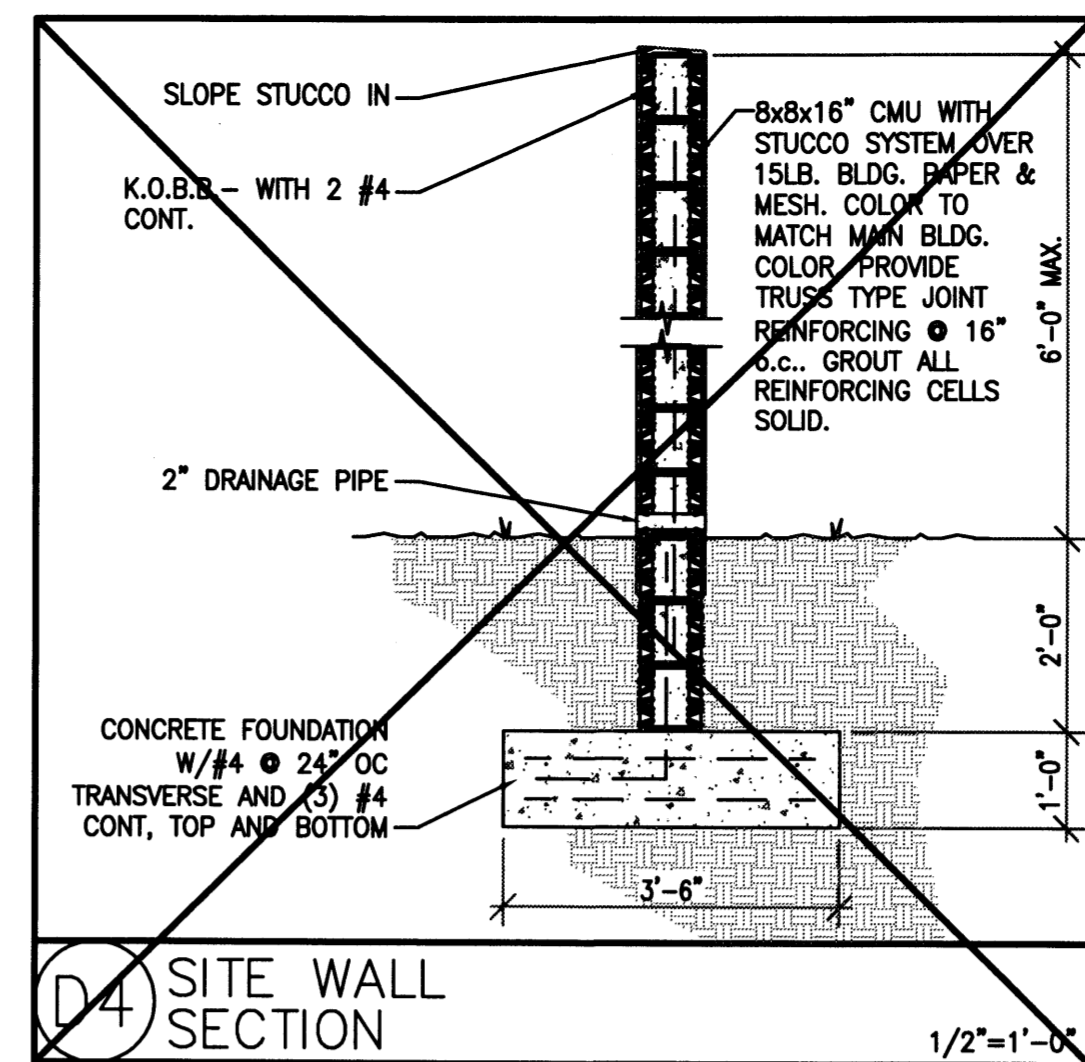
A1 HANDICAP RAMP ISOMETRIC 1/4"=1'-0"



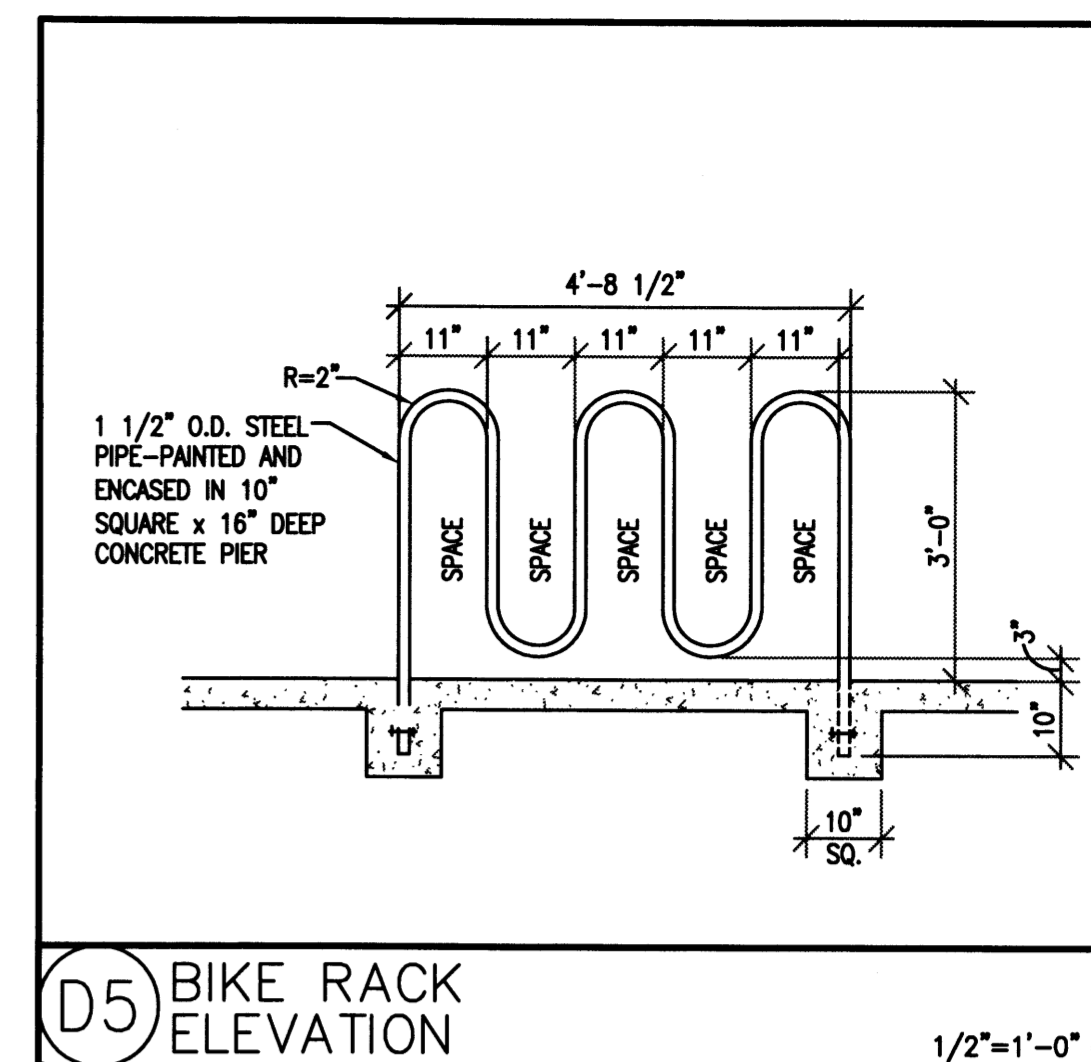
A2 HC PARKING STRIPING PLAN 1/4"=1'-0"



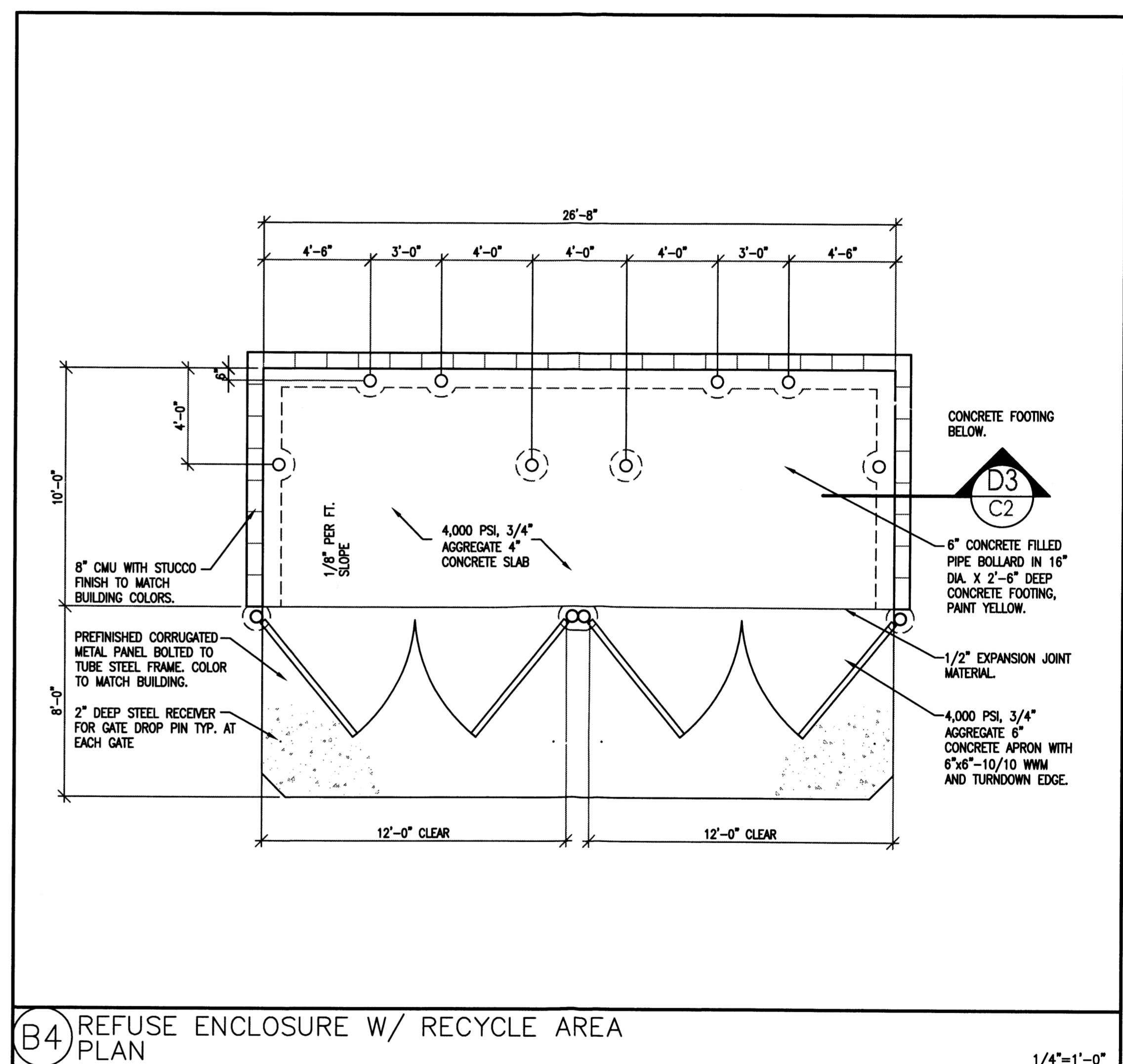
D3 REFUSE ENCLOSURE SECTION 1/2"=1'-0"



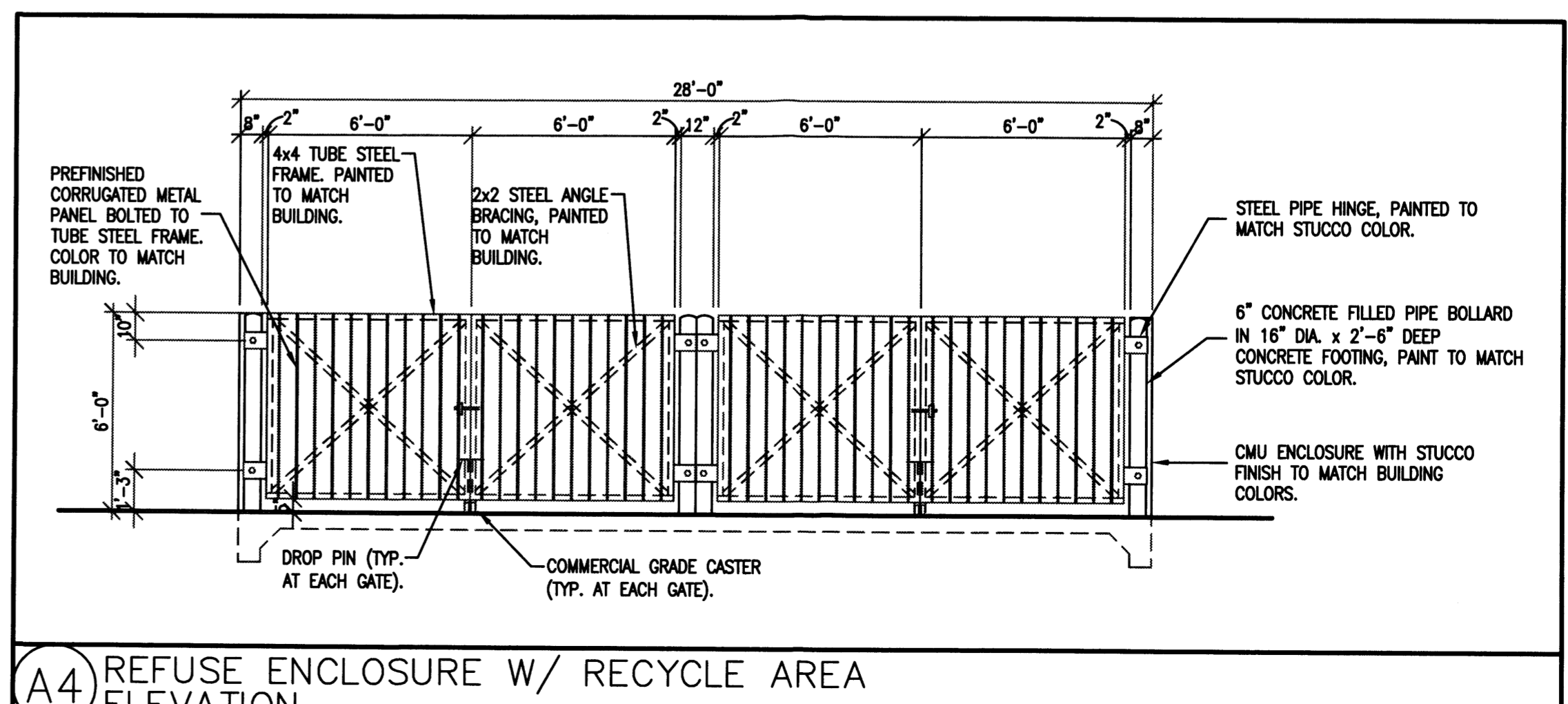
D4 SITE WALL SECTION 1/2"=1'-0"



D5 BIKE RACK ELEVATION 1/2"=1'-0"



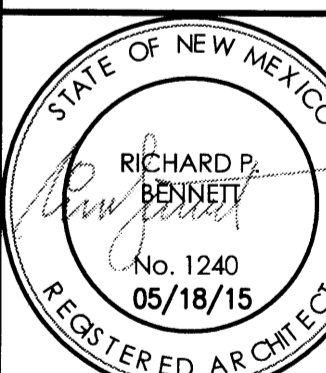
B4 REFUSE ENCLOSURE W/ RECYCLE AREA PLAN 1/4"=1'-0"



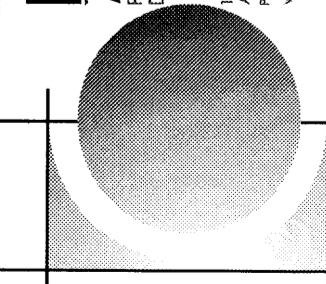
A4 REFUSE ENCLOSURE W/ RECYCLE AREA ELEVATION 1/4"=1'-0"

DREAMSTYLE WAREHOUSE  
SITE DETAILS  
ALBUQUERQUE, NM  
PROJECT #1465

REVISION DATE



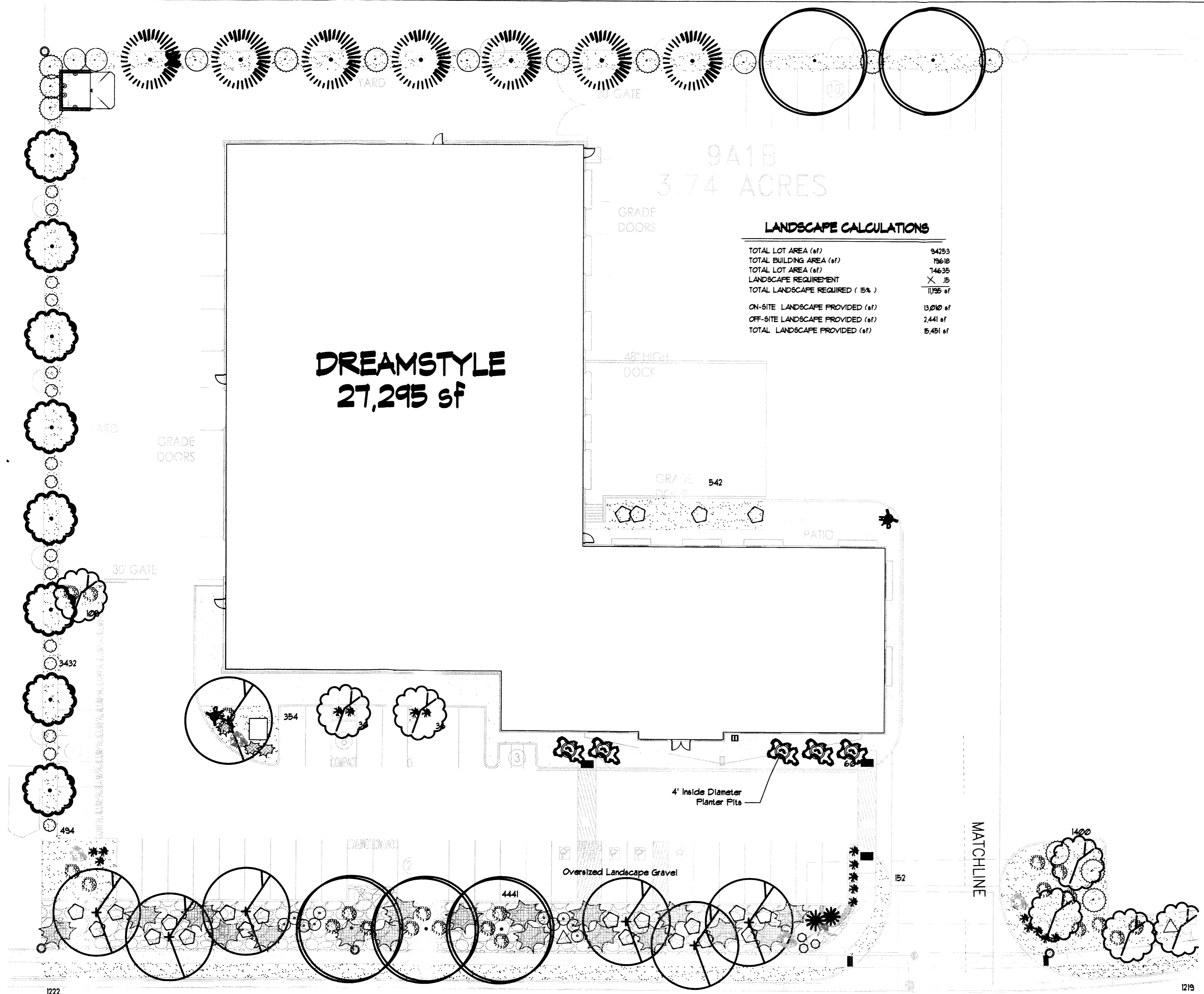
RBA ARCHITECTURE, PC  
REGISTERED ARCHITECT



DATE  
05-18-2015

SHEET NUMBER

C-2.00



**LANDSCAPE CALCULATIONS**

|                                  |          |
|----------------------------------|----------|
| TOTAL LOT AREA (sf)              | 94253    |
| TOTAL BUILDING AREA (sf)         | 19618    |
| TOTAL LOT AREA (sf)              | 14635    |
| LANDSCAPE REQUIREMENT            | X 15     |
| TOTAL LANDSCAPE REQUIRED (15%)   | 11756 sf |
| ON-SITE LANDSCAPE PROVIDED (sf)  | 19200 sf |
| OFF-SITE LANDSCAPE PROVIDED (sf) | 2441 sf  |
| TOTAL LANDSCAPE PROVIDED (sf)    | 8,481 sf |

**LANDSCAPE LEGEND**

QTY SIZE COMMON/BOTANICAL H2O USE

**Trees**

|    |         |                                                    |      |         |
|----|---------|----------------------------------------------------|------|---------|
| 1  | 2" cal  | Chinese Pistache<br><i>Pistacia chinensis</i>      | 1225 | 8575 M* |
| 11 | 2" cal  | Honey Locust<br><i>Gleditsia triacanthos</i>       | 2025 | 10125 M |
| 1  | 15 Gal. | Rocky Mountain Jun.<br><i>Juniperus scopulorum</i> | 400  | 2800 M  |
| 5  | 4 - 6'  | Crape Myrtle<br><i>Pinus edulis</i>                | 100  | 600 M   |
| 2  | 4 - 6'  | Palm Yucca<br><i>Yucca faxoniana</i>               | 36   | 72 M    |
| 11 | 15 Gal. | Purple Leaf Plum<br><i>Prunus spp.</i>             | 144  | 1296 M  |

**Shrubs & Groundcovers**

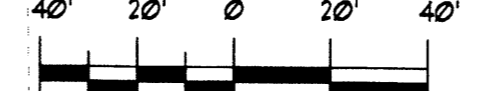
|    |        |                                                        |     |                        |
|----|--------|--------------------------------------------------------|-----|------------------------|
| 1  | 4 - 6' | Desert Willow<br><i>Chilopsis linearis</i>             | 625 | 625 M                  |
| 22 | 5 Gal. | India Hawthorne<br><i>Raphiolepis indica</i>           | 25  | 500 M                  |
| 11 | 5 Gal. | Feather Reed Grass<br><i>Calamagrostis arundinacea</i> | 4   | 52 M                   |
| 22 | 5 Gal. | Grey Leaf Cotoneaster<br><i>Cotoneaster glauca</i>     | 25  | 450 M                  |
| 4  | 5 Gal. | Butterfly Bush<br><i>Buddleia davidii</i>              | 25  | 100 M                  |
| 3  | 5 Gal. | Carpet Roses<br><i>Jasminum nudiflorum</i>             | 16  | 48 M                   |
| 18 | 5 Gal. | Buffalo Juniper<br><i>Juniperus sabina "Buffalo"</i>   | 144 | 2592 M                 |
| 3  | 1 Gal. | Cherry Sage<br><i>Salvia greggii</i>                   | 9   | 27 M                   |
| 10 | 1 Gal. | Blue Mist<br><i>Caryopteris x clandonensis</i>         | 9   | 90 M                   |
| 18 | 1 Gal. | Fern Bush<br><i>Chamaebatiaria millefolium</i>         | 36  | 648 L                  |
| 12 | 1 Gal. | Apache Plume<br><i>Fallugia paradoxa</i>               | 49  | 588 L                  |
| 5  | 1 Gal. | Chamaea<br><i>Chrysothamnus nauseosus</i>              | 25  | 125 L                  |
| 5  | 2-3cf  | Boulders                                               |     | Total Live Cover 73885 |

3256.00  
6325.00  
15451.00

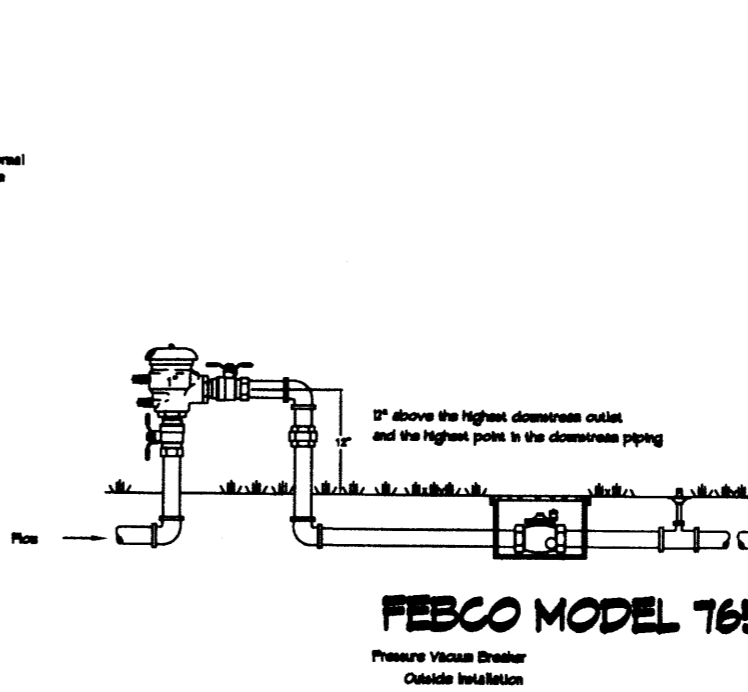
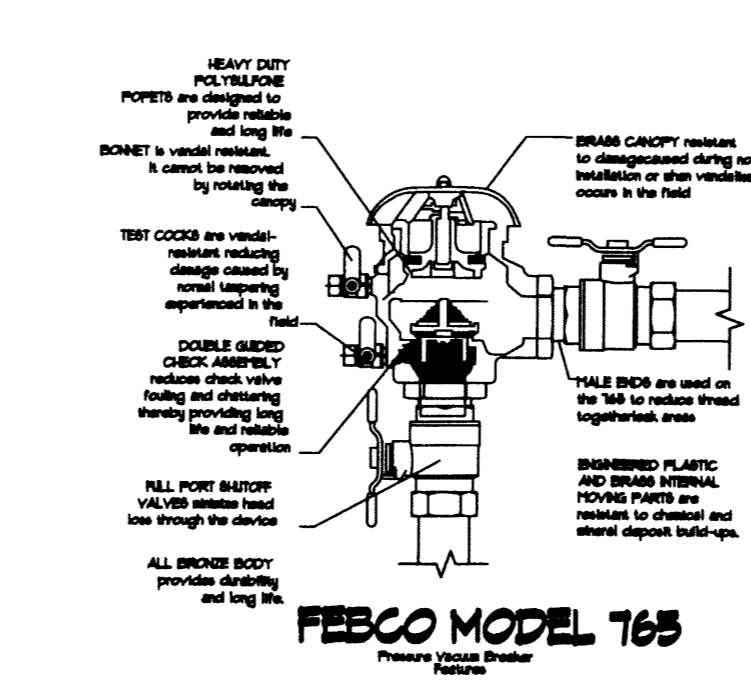
Landscape Gravel / Filter Fabric  
Santa Fe Brown

Oversize Landscape Gravel / Filter Fabric  
2-4" Angular

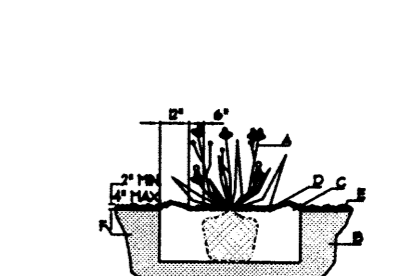
**GRAPHIC SCALE**



SCALE: 1" = 40'-0"



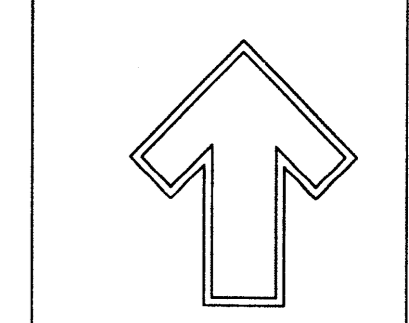
**TREE PLANTING DETAIL**  
NOTES:  
1. PREPARED SOIL SHALL BE PLACED ON UNPREPARED SOIL TO PREVENT TREE ROOT SETTLING.  
2. TOP OF ROOTBALL INDICATED LEVEL, AT EACH TREE SHOWN AND EACH TREE REPRESENTS THE LEVEL AT WHICH THE TREE SHOULD BE INSTALLED THAT LEVEL MAY BE EXCEEDED BY ONLY 1/2" ONE INCH ABOVE OF SOIL.  
3. PRIOR TO BACKFILLING TREE, ALL TREE HOLES AND STRUCTURAL MATERIALS SHALL BE REMOVED FROM THE TREE AND THE PLANTING PIT.  
4. PRIOR TO BACKFILLING ALL BURIAL SHALL BE CUT THROUGH FROM BOTTOM OF THE ROOTBALL.  
5. BACKFILL SHALL BE PLACED ON UNPREPARED SOIL TO PREVENT TREE ROOT SETTLING.  
6. BACKFILL SHALL BE PLACED ON UNPREPARED SOIL TO PREVENT TREE ROOT SETTLING.  
7. BACKFILL SHALL BE PLACED ON UNPREPARED SOIL TO PREVENT TREE ROOT SETTLING.  
8. UNPREPARED SOIL.



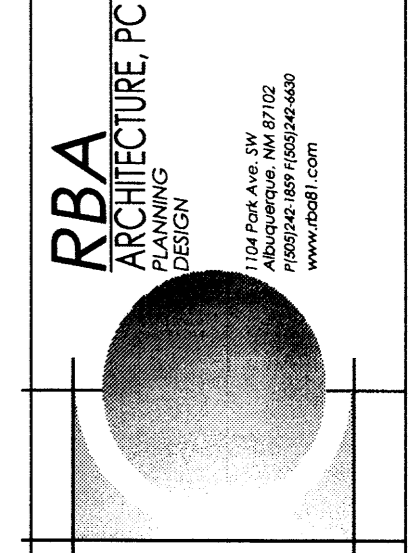
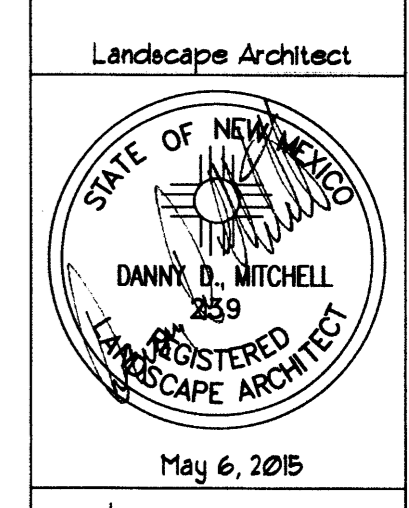
**SHRUB PLANTING DETAIL**  
NOTES:  
1. THE DIAMETER OF THE SLITS BETWEEN SHRUBS SHALL BE THREE TIMES THE DIAMETER OF THE SHRUB PLANTING PIT.  
2. BACKFILL SHALL BE PLACED ON UNPREPARED SOIL TO PREVENT TREE ROOT SETTLING.  
3. BACKFILL SHALL BE PLACED ON UNPREPARED SOIL TO PREVENT TREE ROOT SETTLING.  
4. BACKFILL SHALL BE PLACED ON UNPREPARED SOIL TO PREVENT TREE ROOT SETTLING.  
5. BACKFILL SHALL BE PLACED ON UNPREPARED SOIL TO PREVENT TREE ROOT SETTLING.  
6. UNPREPARED SOIL.

**LANDSCAPE NOTES:**  
Landscape maintenance shall be the responsibility of the Property Owner. The Property Owner shall maintain street trees in a living, healthy, and attractive condition.  
  
It is the intent of this plan to comply with the City of Albuquerque, Landscape Ordinance. Approval of this plan does not constitute or imply exemption from water waste provisions of the Water Conservation Landscaping and Water Waste Ordinance.  
  
Water management is the sole responsibility of the Property Owner. All landscaping will be in conformance with the City of Albuquerque, Zoning Code. In general, water conserving, environmentally sound landscape principles will be followed in design and installation.  
  
Brown Gravel over Filter Fabric to a minimum depth of 3" shall be placed in all landscape areas which are not designated to receive native seed.  
  
Landscape Plan shall comply with the Landscape Requirements of the Renaissance Development guidelines.

**IRRIGATION NOTES:**  
Irrigation shall be a complete underground system with Trees to receive 1 Netain spiral (50' length) with 3 loops at a final radius of 45' from tree trunk, pinned in place. Netain shall have emitters 12" o.c. with a flow of 6 gph. Shrubs to receive (2) 1/2" GPH Drip Emitters. Drip and Bubbler systems to be tied to 1/2" poly pipe with flush caps at each end. Trees and shrubs shall be on separate valves.  
  
Run time per each shrub drip valve will be approximately 15 minutes per day. Tree drip valve shall run 15 hours, 3 times per week. Run time will be adjusted according to the season.  
  
Point of connection for irrigation system is unknown at current time and will be coordinated in the field. Irrigation will be operated by automatic controller.  
  
Location of controller to be field determined and power source for controller to be provided by others.  
  
Irrigation maintenance shall be the responsibility of the Property Owner.  
  
Water and Power source shall be the responsibility of the Owner.



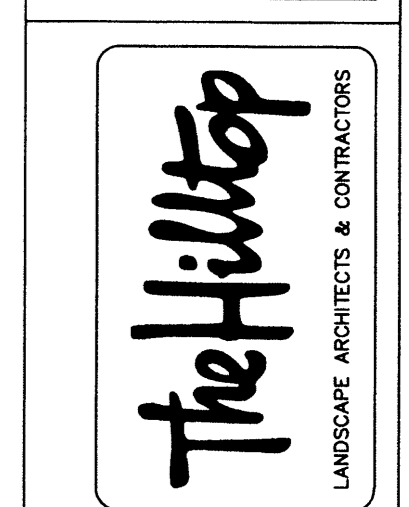
The Hilltop  
1909 Edith NE  
Albuquerque, NM 87114  
Cont. Lic. #6-458  
Ph: (505) 899-3630  
Fax: (505) 899-1131  
danny@hilltoplandscaping.com



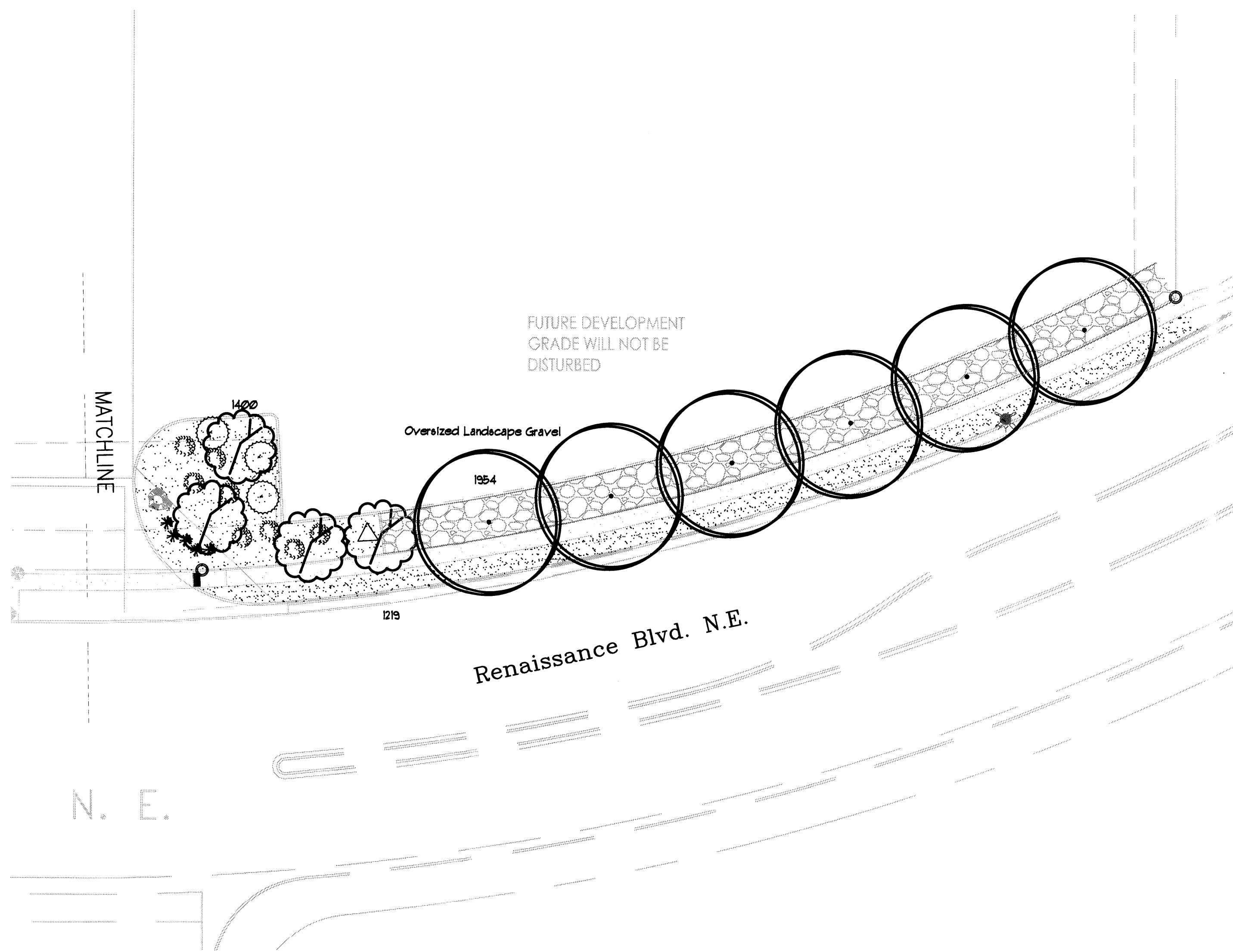
Dreamstyle  
Renaissance Blvd.  
Albuquerque, NM

LANDSCAPE PLAN

The design contained herein remains the property of the architect and is to be used only for the project and site indicated. Contractors and other professionals are to be held responsible for any errors or omissions. This is an original design and may not be released or copied unless applicable laws have been paid for a job order placed.



DRAWN BY: dm  
REVISIONS:  
1. 06/12/2015  
2. 06/12/2015  
3. 06/12/2015  
DATE: 07/27/2015



**LANDSCAPE CALCULATIONS**

|                                  |           |
|----------------------------------|-----------|
| TOTAL LOT AREA (sf)              | 94253     |
| TOTAL BUILDING AREA (sf)         | 19618     |
| TOTAL LOT AREA (sf)              | 14635     |
| LANDSCAPE REQUIREMENT            | X .35     |
| TOTAL LANDSCAPE REQUIRED (15%)   | 11785 sf  |
| ON-SITE LANDSCAPE PROVIDED (sf)  | 13,010 sf |
| OFF-SITE LANDSCAPE PROVIDED (sf) | 2,441 sf  |
| TOTAL LANDSCAPE PROVIDED (sf)    | 15,451 sf |

**LANDSCAPE LEGEND**

QTY SIZE COMMON/BOTANICAL H2O USE

**Trees**

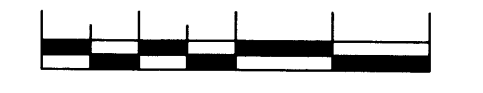
|    |         |                                                    |       |      |      |    |
|----|---------|----------------------------------------------------|-------|------|------|----|
| 1  | 2" cal  | Chinese Pistache<br><i>Pistacia chinensis</i>      | 40x35 | 1225 | 2575 | M+ |
| 11 | 2" cal  | Honey Locust<br><i>Gleditsia triacanthos</i>       | 50x45 | 2025 | 1025 | M  |
| 7  | 15 Gal. | Rocky Mountain Jun.<br><i>Juniperus scopulorum</i> | 25x20 | 400  | 2800 | M  |
| 5  | 4 - 6'  | Crape Myrtle<br><i>Pinus edulis</i>                | 15x10 | 100  | 600  | M  |
| 2  | 4 - 6'  | Palm Yucca<br><i>Yucca faxoniana</i>               | 15x6  | 36   | 72   | M  |
| 11 | 15 Gal. | Purple Leaf Plum<br><i>Prunus spp.</i>             | 15x12 | 144  | 1236 | M  |
| 7  | 15 Gal. | Oklahoma Redbud<br><i>Cercis reniformis</i>        | 15x12 | 144  | 576  | M  |

**Shrubs & Groundcovers**

|    |        |                                                       |       |     |      |   |
|----|--------|-------------------------------------------------------|-------|-----|------|---|
| 1  | 4 - 6' | Desert Willow<br><i>Chilopsis linearis</i>            | 20x25 | 625 | 625  | M |
| 22 | 5 Gal  | India Hawthorne<br><i>Raphiolepis indica</i>          | 3x5   | 25  | 500  | M |
| 11 | 5 Gal  | Feather Reed Grass<br><i>Calamagrostis arudinacea</i> | 25x2  | 4   | 52   | M |
| 22 | 5 Gal  | Grey Leaf Cotoneaster<br><i>Cotoneaster glauca</i>    | 5x5   | 25  | 450  | M |
| 4  | 5 Gal  | Butterfly Bush<br><i>Buddleia davidii</i>             | 5x5   | 25  | 100  | M |
| 3  | 5 Gal  | Carpet Roses<br><i>Jasminum nudiflorum</i>            | 2x4   | 16  | 48   | M |
| 18 | 5 Gal  | Buffalo Juniper<br><i>Juniperus sabina 'Buffalo'</i>  | 1x12  | 144 | 2592 | M |
| 3  | 1 Gal  | Cherry Sage<br><i>Salvia greggii</i>                  | 2x3   | 9   | 27   | M |
| 10 | 1 Gal  | Blue Mist<br><i>Caryopteris x clandonensis</i>        | 3x3   | 9   | 90   | M |
| 18 | 1 Gal  | Fern Bush<br><i>Chamaebatiaria millefolium</i>        | 5x6   | 36  | 648  | L |
| 12 | 1 Gal  | Apache Plum<br><i>Fallugia paradoxa</i>               | 6x7   | 49  | 588  | L |
| 5  | 1 Gal  | Chamisa<br><i>Chrysothamnus nauseosus</i>             | 5x5   | 25  | 125  | L |
| 5  | 2-3cf  | Boulders                                              |       |     |      |   |

To be placed at contractor discretion  
Landscape Gravel / Filter Fabric  
Santa Fe Brown  
Oversize Landscape Gravel / Filter Fabric  
2-4" Angular

**GRAPHIC SCALE**



SCALE: 1" = 40'-0"

**LANDSCAPE NOTES:**  
Landscape maintenance shall be the responsibility of the Property Owner. The Property Owner shall maintain street trees in a living, healthy, and attractive condition.

It is the intent of this plan to comply with the City of Albuquerque, Landscape Ordinance. Approval of this plan does not constitute or imply exemption from water waste provisions of the Water Conservation Landscaping and Water Waste Ordinance.

Water management is the sole responsibility of the Property Owner. All landscaping will be in conformance with the City of Albuquerque, Zoning Code. In general, water conservative, environmentally sound landscape principles will be followed in design and installation.

Brown Gravel over Filter Fabric to a minimum depth of 3" shall be placed in all landscape areas which are not designated to receive native seed.

Landscape Plan shall comply with the Landscape Requirements of the Renaissance Development guidelines.

**IRRIGATION NOTES:**  
Irrigation shall be a complete underground system with Trees to receive 1 Netafin spiral (36' length) with 3 loops at a final radius of 4.5' from tree trunk, pinned in place. Netafin shall have emitters 12" o.c. with a flow of .6 gph. Shrubs to receive (2) 1/2" GPH Drip Emitters. Drip and Bubble systems to be tied to 1/2" poly pipe with flush caps at each end. Trees and shrubs shall be on separate valves.

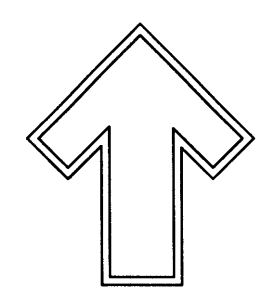
Run time per each shrub drip valve will be approximately 15 minutes per day. Tree drip valve shall run 15 hours, 3 times per week. Run time will be adjusted according to the season.

Point of connection for Irrigation system is unknown at current time and will be coordinated in the field. Irrigation will be operated by automatic controller.

Location of controller to be field determined and power source for controller to be provided by others.

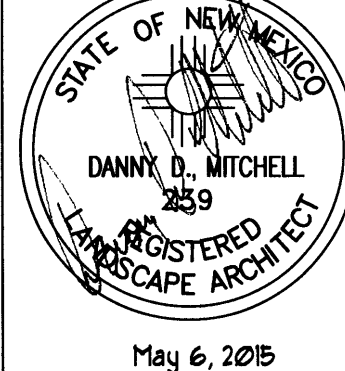
Irrigation maintenance shall be the responsibility of the Property Owner.

Water and Power source shall be the responsibility of the Owner.

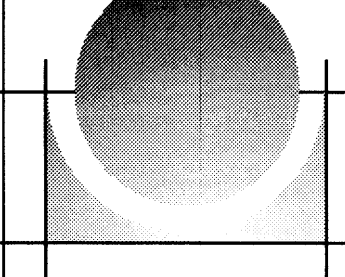


The Hilltop  
1909 Edith N.E.  
Albuquerque, NM 87104  
Cont. Lic. #16456  
PH: (505) 898-9690  
Fax: (505) 898-1131  
danny@hilltoplandscaping.com

Landscape Architect



RBA  
ARCHITECTURE, PC  
PLANNING  
DESIGN  
124 Park Ave. SW  
Albuquerque, NM 87102  
www.rba.com



Dreamstyle  
Renaissance Blvd.  
Albuquerque, NM

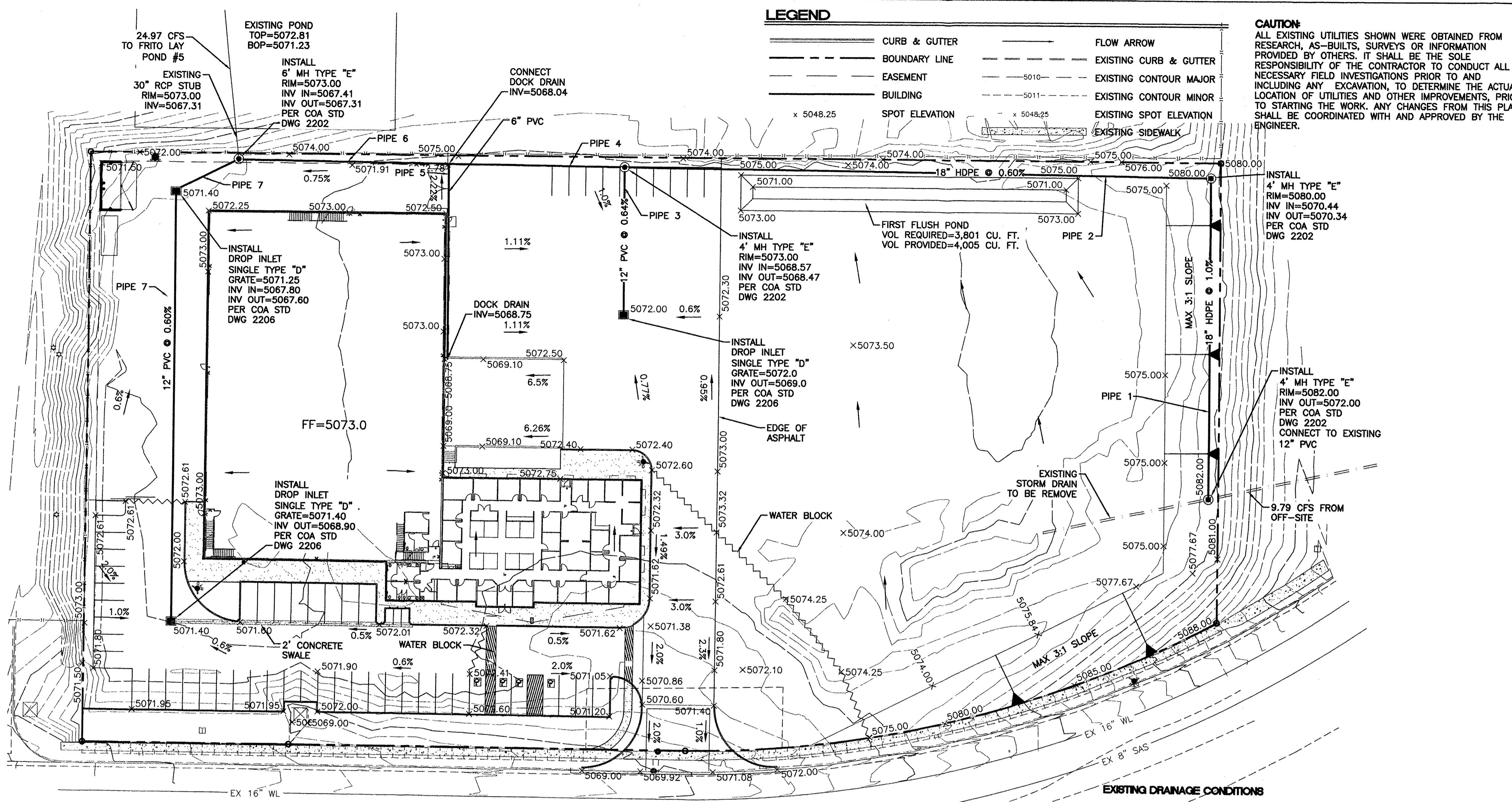
LANDSCAPE PLAN

The design contained herein remains the property of The Hilltop Landscape Architects and Contractors, Inc. This is an original design and shall not be released or copied unless applicable fees have been paid or a job order placed.



DRAWN BY  
ch  
REVISIONS  
1. 05/09/05  
2. 05/07/05  
3. 05/07/05  
DATE  
07/06/05

SHEET •  
LS-102

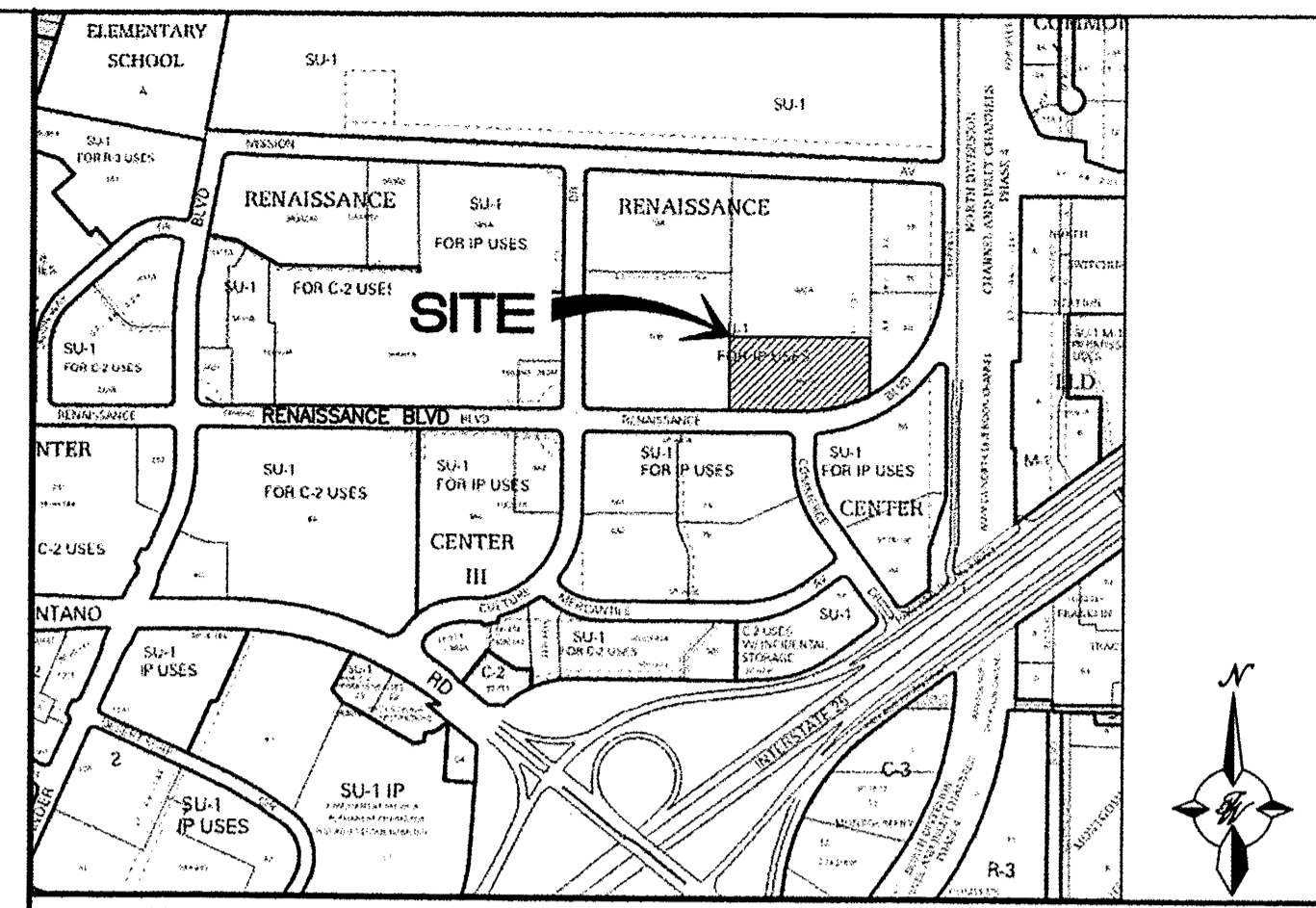


**LEGEND**

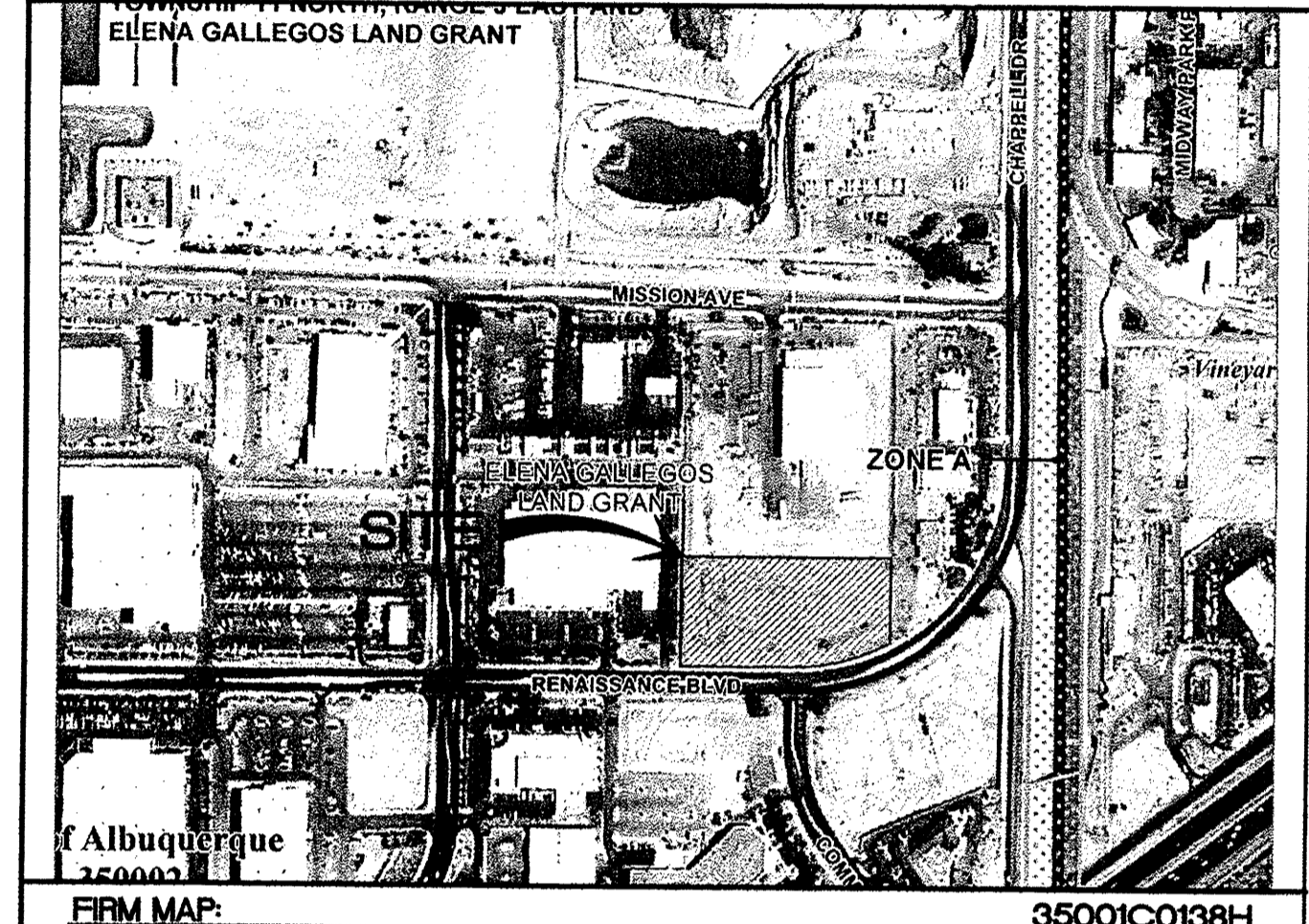
- CURB & GUTTER
- - - BOUNDARY LINE
- EASEMENT
- BUILDING
- x 5048.25 SPOT ELEVATION
- FLOW ARROW
- - - EXISTING CURB & GUTTER
- - - EXISTING CONTOUR MAJOR
- - - EXISTING CONTOUR MINOR
- - - EXISTING SPOT ELEVATION
- - - EXISTING SIDEWALK

**CAUTION:**

ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION, TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS, PRIOR TO STARTING THE WORK. ANY CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH AND APPROVED BY THE ENGINEER.



VICINITY MAP: F-10-Z



FIRM MAP: 35001C0138H

**NOTICE TO CONTRACTORS**

- ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.
- TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL CONNECTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
- MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.

**EROSION CONTROL NOTES:**

- CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
- CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
- REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
- ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL (CITY) ACCEPTANCE OF ANY PROJECT.

**EXISTING DRAINAGE CONDITIONS**

THIS SITE IS LOCATED IN THE RENAISSANCE CENTER MASTER PLAN AREA AND IS LOCATED AT THE INTERSECTION OF RENAISSANCE CENTER BLVD. AND COMMERCE DR. IT IS BOUNDED ON THE SOUTH BY RENAISSANCE CENTER BLVD, ON THE WEST BY FEDEX, ON THE NORTH BY FRITO LAY AND ON THE EAST BY AN OFFICE COMPLEX AND CONTAINS APPROXIMATELY 3.74 ACRES.

THE SITE CURRENTLY DRAINS TO A TEMPORARY RETENTION POND WITH SOME FLOWS GOING TO THE STREET. THIS SITE WAS INCLUDED IN THE FRITO LAY AND CHAVEZ-GRIEVES DRAINAGE REPORT (F16/D51) APPROVED ON SEPTEMBER 10, 1998 AND WILL CONTINUE TO FOLLOW THAT DRAINAGE SCHEME THAT ALLOWS ALL OF THE DRAINAGE TO FLOW TO FRITO LAY DETENTION POND #5.

THE SITE DOES ACCEPT OFF-SITE FLOWS (9.79 CFS) FROM THE OFFICE COMPLEX WHICH IS ALSO CONTAINED IN THE TEMPORARY RETENTION POND. NO OTHER OFF-SITE FLOWS ENTER THE SITE. AS SHOWN ON THE FIRM MAP THERE ARE NO FLOOD PLAINS ON THIS PROPERTY.

**PROPOSED DRAINAGE CONDITIONS**

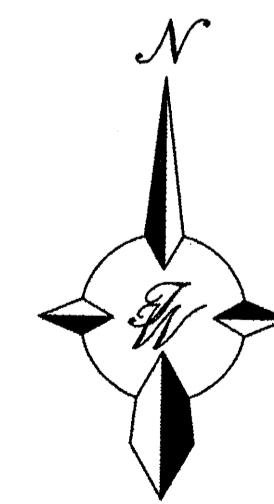
THIS SITE WILL CONTAIN SEVEN BASINS WITH FIVE OF THE BASINS DRAINING TO AN EXISTING STORM SEWER STUB THAT IS CONNECTED TO FRITO LAY POND #5. THE EXISTING STORM SEWER PIPE FROM THE OFFICE COMPLEX WILL BE INTERCEPTED WITH A NEW STORM SEWER AND ROUTED AROUND THE PERIMETER OF THE SITE AND CONNECT TO THE EXISTING STUB MENTIONED ABOVE.

BASINS 1, 2 AND 4 WILL DRAIN TO AREA INLETS THAT ARE CONNECTED TO THE STORM SEWER. BASIN 3 WILL DRAIN THE TRUCK DOCK AREA THROUGH A STORM DRAIN OPENING ON THE NORTH SIDE OF THE DOCK.

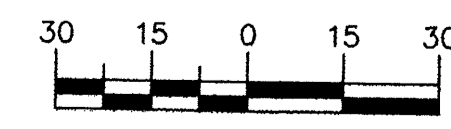
BASINS 5 AND 6 WILL DRAIN TO THE STREET GENERATING 1.62 CFS. THE ORIGINAL FRITO LAY DRAINAGE PLAN ALLOWED FOR 0.66 CFS TO BE DISCHARGED TO THE STREET. THE ADDITIONAL 0.96 CFS BEING DISCHARGED WILL BE COMPENSATED BY REMOVING THAT FLOW FROM THE OVERALL SYSTEM WITH THE REQUIREMENT OF THE FIRST FLUSH POND FOUND IN BASIN 7.

BASIN 7 WILL REMAINED UNDEVELOPED AT THIS TIME AND WILL DRAIN TO A FIRST FLUSH POND DESIGNED TO HOLD 4,008 CUBIC FEET OR WATER WHICH IS GREATER THAN THE 3,801 CUBIC FEET REQUIRED. THE POND WILL OVERFLOW TO THE AREA INLET LOCATED IN BASIN 1 NEAR THE TRUCK DOCK AND BE CONVEYED TO FRITO LAY DETENTION POND #5.

THIS SITE WILL DISCHARGE A TOTAL OF 24.16 CFS TO FRITO LAY POND #5 WHICH IS LESS THAN THE 24.97 ALLOWED IN THE APPROVED DRAINAGE PLAN. THAT TOTAL INCLUDES THE 9.79 CFS BEING PASSED THROUGH FROM THE ADJACENT OFFICE COMPLEX.



GRAPHIC SCALE



SCALE: 1"=30'

**Pipe Capacity**

| Pipe | D (in) | Slope (%) | Area (ft <sup>2</sup> ) | R     | Q Provided (cfs) | Q Required (cfs) | Velocity (ft/s) |
|------|--------|-----------|-------------------------|-------|------------------|------------------|-----------------|
| 1    | 18     | 0.60      | 1.77                    | 0.375 | 10.61            | 9.79             | 5.54            |
| 2    | 18     | 0.60      | 1.77                    | 0.375 | 10.61            | 9.79             | 5.54            |
| 3    | 12     | 0.64      | 0.79                    | 0.250 | 3.72             | 3.68             | 4.69            |
| 4    | 24     | 0.60      | 3.14                    | 0.500 | 22.84            | 13.47            | 4.29            |
| 5    | 6      | 2.22      | 0.20                    | 0.125 | 1.09             | 0.35             | 1.78            |
| 6    | 24     | 0.60      | 3.14                    | 0.500 | 22.84            | 13.82            | 4.40            |
| 7    | 18     | 0.60      | 1.77                    | 0.375 | 10.61            | 4.46             | 2.52            |
| 8    | 12     | 0.60      | 0.79                    | 0.250 | 3.60             | 2.96             | 3.77            |

**Manning's Equation:**

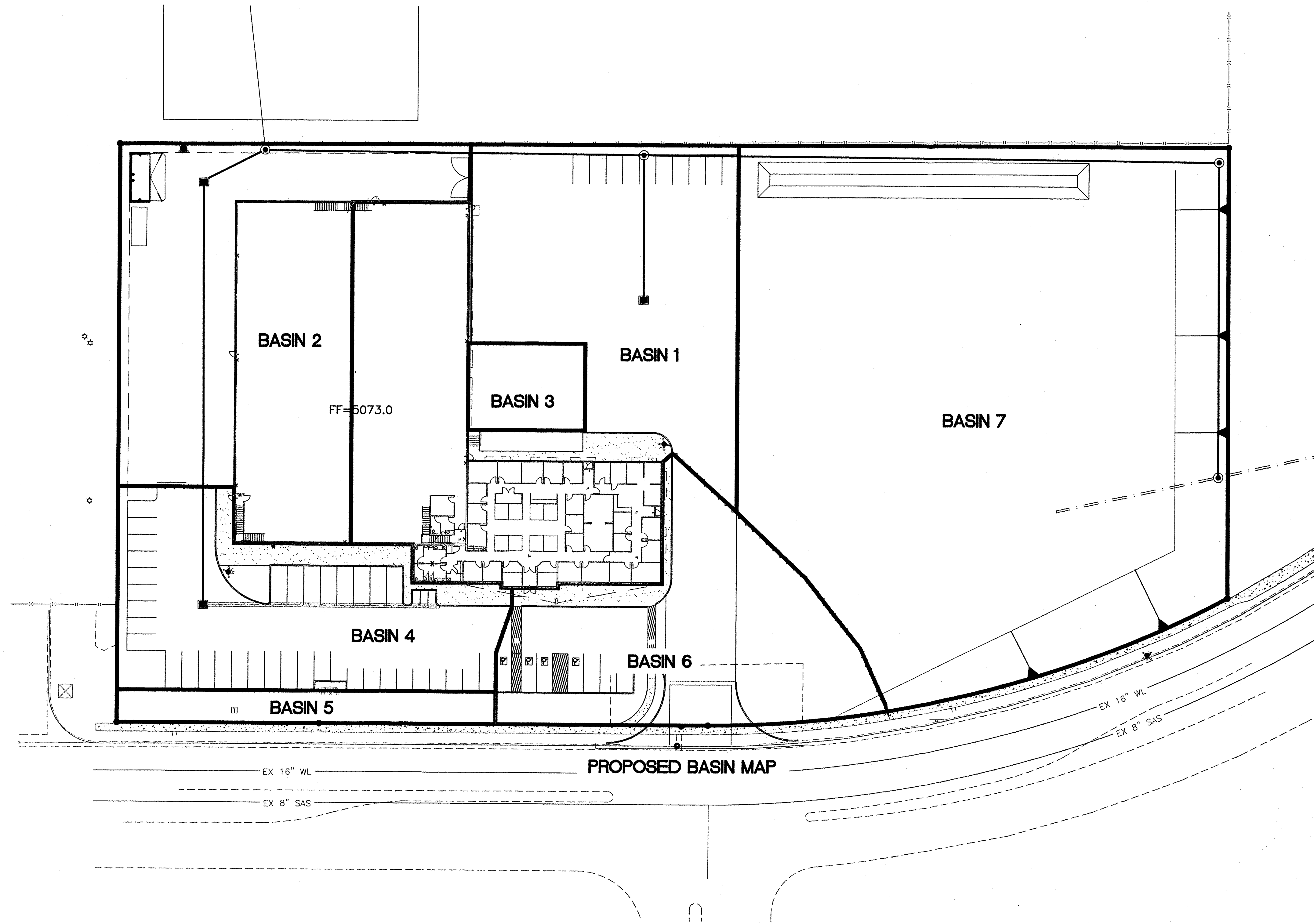
$Q = 1.49/n * A * R^{2/3} * S^{1/2}$

- A = Area
- R = D/4
- S = Slope
- n = 0.01 HDPE/PVC

**FIRST FLUSH CALCULATIONS:**

3.08 ACRES OF IMPERVIOUS AREA = 134,165 SQ. FT  
 134,165 SQ. FT \* (0.34"/12) = 3,801 CU. FT = 0.087 AC-FT  
 OF VOLUME REQUIRED TO BE RETAINED ON-SITE.

|  |                                                                                  |                                                                                                                        |
|--|----------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------|
|  | <b>TRACT 9A</b><br><b>RENAISSANCE CENTER</b><br><b>GRADING AND DRAINAGE PLAN</b> | DRAWN BY<br>B/JF<br>DATE<br>05/18/15                                                                                   |
|  |                                                                                  | <b>TERRA WEST, LLC</b><br>5571 MIDWAY PARK PLACE NE<br>ALBUQUERQUE, NM 87109<br>(505) 858-3100<br>www.terrawestllc.com |

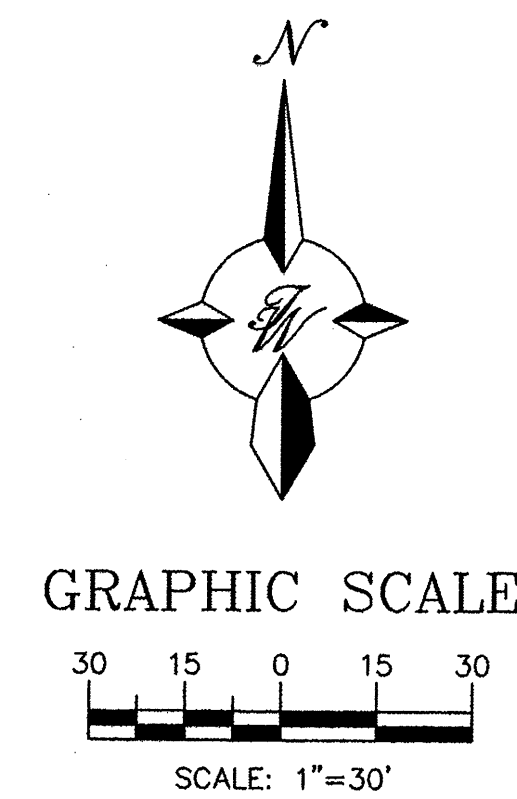


**Weighted E Method**

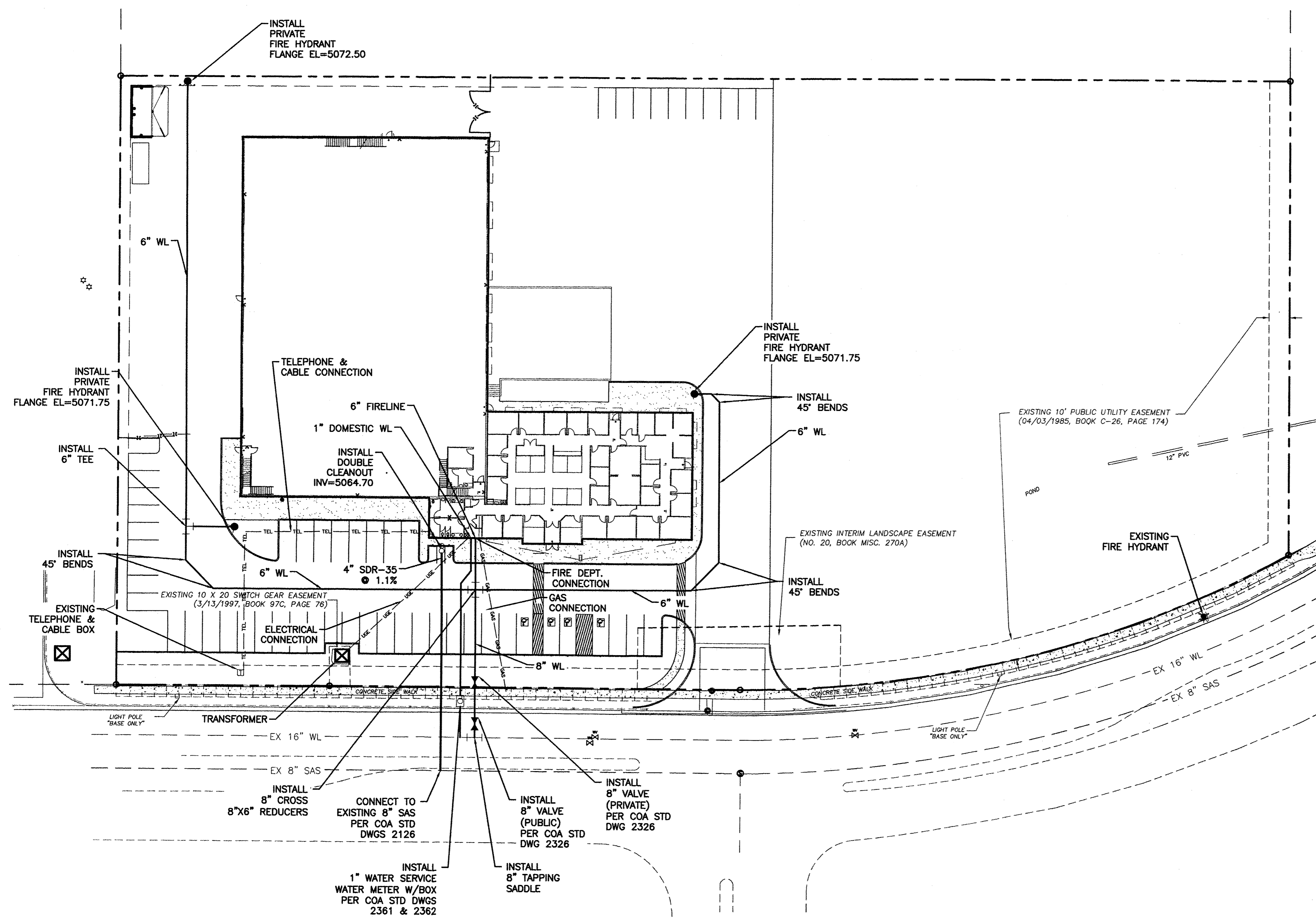
| Basin | Area (sf) | Area (acres) | Treatment A |         |      |         | Treatment B |         |      |         | Treatment C |         |       |         | Treatment D        |                |          |                    | 100-Year       |          |  | 10-Year |  |  |
|-------|-----------|--------------|-------------|---------|------|---------|-------------|---------|------|---------|-------------|---------|-------|---------|--------------------|----------------|----------|--------------------|----------------|----------|--|---------|--|--|
|       |           |              | %           | (acres) | %    | (acres) | %           | (acres) | %    | (acres) | %           | (acres) | %     | (acres) | Weighted E (ac-ft) | Volume (ac-ft) | Flow cfs | Weighted E (ac-ft) | Volume (ac-ft) | Flow cfs |  |         |  |  |
| 1     | 34,424    | 0.79         | 0%          | 0       | 2%   | 0.02    | 0%          | 0.00    | 98%  | 0.77    | 2.093       | 0.138   | 3.68  | 1.319   | 0.087              | 2.45           |          |                    |                |          |  |         |  |  |
| 2     | 28,583    | 0.66         | 0%          | 0       | 8%   | 0.05    | 0%          | 0.00    | 92%  | 0.60    | 2.013       | 0.110   | 2.96  | 1.255   | 0.069              | 1.95           |          |                    |                |          |  |         |  |  |
| 3     | 3,220     | 0.07         | 0%          | 0       | 0%   | 0.00    | 0%          | 0.00    | 100% | 0.07    | 2.120       | 0.013   | 0.35  | 1.340   | 0.008              | 0.23           |          |                    |                |          |  |         |  |  |
| 4     | 14,542    | 0.33         | 0%          | 0       | 8%   | 0.03    | 0%          | 0.00    | 92%  | 0.31    | 2.013       | 0.056   | 1.50  | 1.255   | 0.035              | 0.99           |          |                    |                |          |  |         |  |  |
| 5     | 3,377     | 0.08         | 0%          | 0       | 100% | 0.08    | 0%          | 0.00    | 0%   | 0.00    | 0.780       | 0.005   | 0.18  | 0.280   | 0.002              | 0.07           |          |                    |                |          |  |         |  |  |
| 6     | 14,470    | 0.33         | 0%          | 0       | 15%  | 0.05    | 0%          | 0.00    | 85%  | 0.28    | 1.919       | 0.063   | 1.44  | 1.181   | 0.033              | 0.93           |          |                    |                |          |  |         |  |  |
| 7     | 64,488    | 1.48         | 0%          | 0       | 30%  | 0.44    | 0%          | 0.00    | 70%  | 1.04    | 1.718       | 0.212   | 5.88  | 1.022   | 0.126              | 3.68           |          |                    |                |          |  |         |  |  |
|       |           | 3.74         |             |         |      |         |             |         |      | 3.08    |             |         | 15.99 |         |                    |                |          |                    |                |          |  |         |  |  |

Equations:  
 Weighted E =  $E_a \cdot A_a + E_b \cdot A_b + E_c \cdot A_c + E_d \cdot A_d$  / (Total Area)  
 Volume = Weighted D \* Total Area  
 Flow =  $Q_a \cdot A_a + Q_b \cdot A_b + Q_c \cdot A_c + Q_d \cdot A_d$

| Zone 2 | Excess Precipitation, E (inches) |         | Peak Discharge (cfs/acre) |         |
|--------|----------------------------------|---------|---------------------------|---------|
|        | 100-Year                         | 10-Year | 100-Year                  | 10-Year |
| $E_a$  | 0.53                             | 0.13    | $Q_a$                     | 1.56    |
| $E_b$  | 0.78                             | 0.28    | $Q_b$                     | 2.28    |
| $E_c$  | 1.13                             | 0.52    | $Q_c$                     | 3.14    |
| $E_d$  | 2.12                             | 1.34    | $Q_d$                     | 4.70    |



|  |                                                                                                   |                                                    |
|--|---------------------------------------------------------------------------------------------------|----------------------------------------------------|
|  | <b>TRACT 9A</b><br><b>RENAISSANCE CENTER</b><br><b>GRADING AND DRAINAGE PLAN</b>                  | DRAWN BY<br>BJF<br>DATE<br>05/15/15<br>2015009-GRB |
|  | <br>5571 MIDWAY PARK PLACE NE<br>ALBUQUERQUE, NM 87109<br>(505) 858-3100<br>www.tierrowestllc.com | SHEET #<br><b>D2</b><br>JOB #<br>2015009           |



**LEGEND**

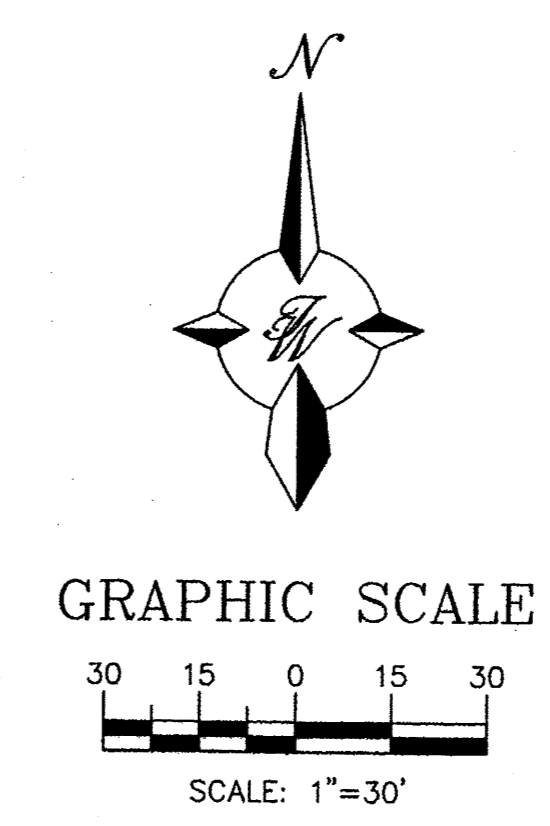
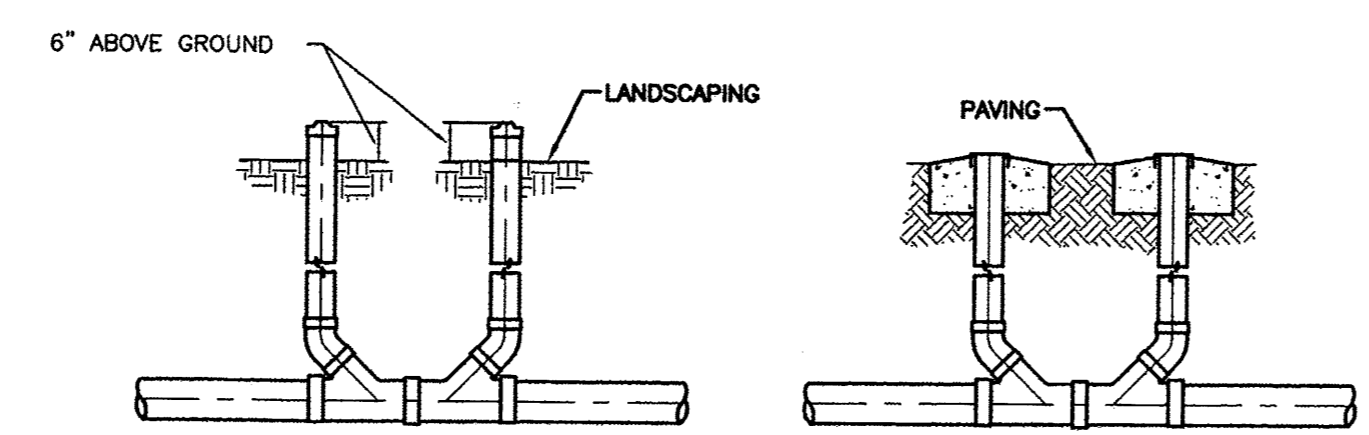
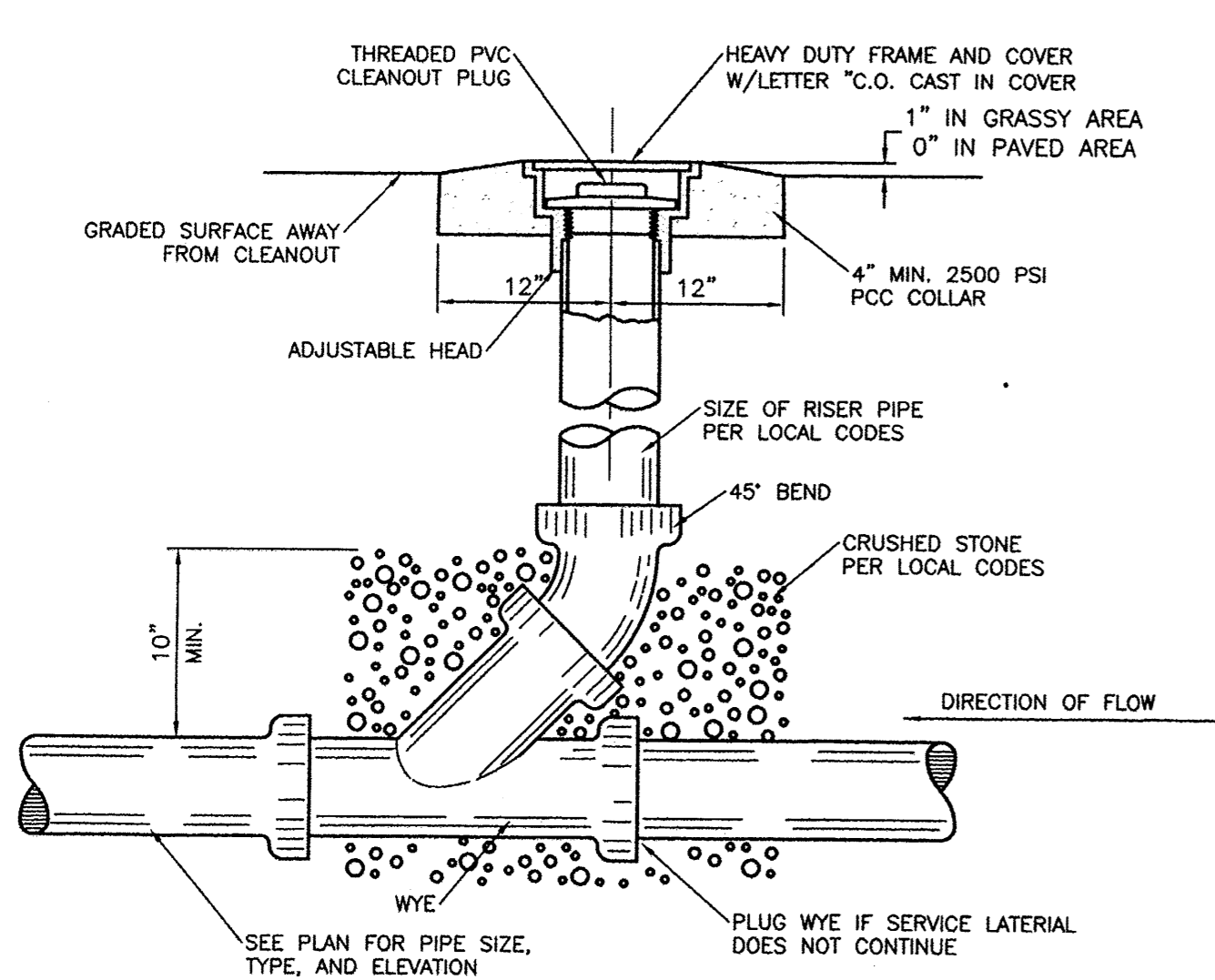
|       |                                |
|-------|--------------------------------|
| —     | CURB & GUTTER                  |
| - - - | BOUNDARY LINE                  |
| - - - | EASEMENT                       |
| - - - | CENTERLINE                     |
| - - - | RIGHT-OF-WAY                   |
| ▭     | BUILDING                       |
| ▨     | EXISTING SIDEWALK              |
| - - - | EXISTING CURB & GUTTER         |
| - - - | EXISTING BOUNDARY LINE         |
| —     | 6" SAS                         |
| —     | 6" WL                          |
| ○     | SINGLE CLEAN OUT               |
| ⊙     | DOUBLE CLEAN OUT               |
| ⊙     | EXISTING SD MANHOLE            |
| ⊙     | EXISTING INLET                 |
| ⊙     | EXISTING SAS MANHOLE           |
| ⊙     | EXISTING FIRE HYDRANT          |
| ⊙     | EXISTING WATER METER           |
| ⊙     | EXISTING POWER POLE            |
| ⊙     | EXISTING GAS VALVE             |
| —     | EXISTING OVERHEAD UTILITIES    |
| - - - | EXISTING UNDERGROUND UTILITIES |
| - - - | EX. 2" GAS                     |
| - - - | EX. 8" SAS                     |
| - - - | EXISTING SANITARY SEWER LINE   |
| - - - | EX. 16" WL                     |
| - - - | EXISTING WATER LINE            |
| - - - | EX. 18" RCP                    |
| - - - | EXISTING STORM SEWER LINE      |

- NOTICE TO CONTRACTORS**
1. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.
  2. ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HERON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.
  3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.
  4. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL CONNECTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
  5. BACKFILL COMPACTION SHALL BE ACCORDING TO TRAFFIC/STREET USE.
  6. MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED. 7. WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

| APPROVAL  | NAME | DATE |
|-----------|------|------|
|           |      |      |
| INSPECTOR |      |      |

**CAUTION:**  
ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION, TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS, PRIOR TO STARTING THE WORK. ANY CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH AND APPROVED BY THE ENGINEER.

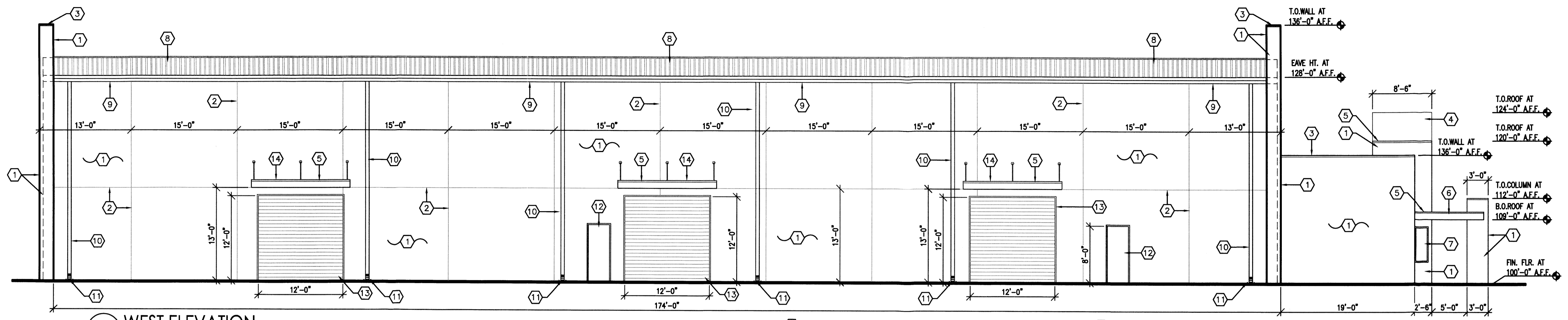
- GENERAL UTILITY NOTES:**
1. ALL WATER AND SEWER UTILITY WORK TO BE DONE IN ACCORDANCE WITH COA STANDARDS AND SPECIFICATIONS LATEST EDITION.
  2. 4' MINIMUM BURY REQUIRED FOR ALL UTILITIES UNLESS OTHERWISE NOTED.
  3. REFERENCE ARCHITECTURAL PLANS FOR WATER LINE RISER LOCATIONS.
  4. CLEAN OUTS ARE TO BE BUILT PER UNIFORM PLUMBING CODE STANDARDS.
  5. ALL PLUMBING PIPE MATERIAL TO BE USED PER UPC.
  6. FIRE LINE AND DOMESTIC WATERLINE MUST HAVE BACKFLOW PREVENTORS PER UPC. IF BACKFLOW PREVENTOR IS INSTALLED EXTERIOR OF BUILDING A HOT BOX SHALL BE INSTALLED AND USED.
  7. ALL EXCAVATION, TRENCHING AND SHORING ACTIVITIES MUST BE CARRIED-OUT IN ACCORDANCE WITH OSHA 29 CFR 1926.650 SUBPART P.
  8. ALL UTILITY DISTANCES SHOWN ARE FOR REFERENCE ONLY.



**SANITARY SEWER CLEAN-OUT**  
NTS

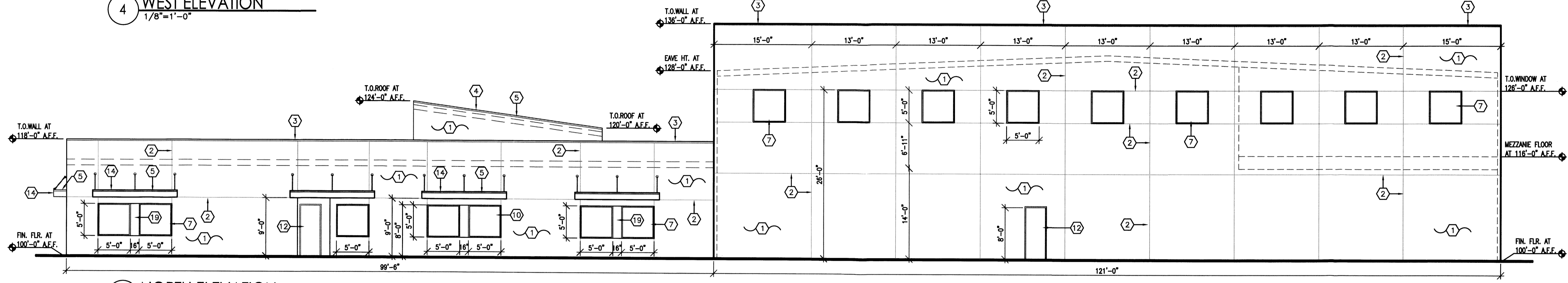
**SANITARY SEWER DOUBLE CLEAN-OUTS**  
NTS

|                                  |                                                                                                                         |                                          |
|----------------------------------|-------------------------------------------------------------------------------------------------------------------------|------------------------------------------|
|                                  | <b>TRACT 9A</b><br><b>RENAISSANCE CENTER</b>                                                                            | DRAWN BY<br>BJF                          |
|                                  | <b>MASTER UTILITY PLAN</b>                                                                                              | DATE<br>05/18/15                         |
|                                  | <b>TERRA WEST, LLC</b><br>5571 MIDWAY PARK PLACE NE<br>ALBUQUERQUE, NM 87109<br>(505) 858-3100<br>www.tierrowestllc.com | 2015009_MUB                              |
| RONALD R. BOHANNAN<br>P.E. #7868 |                                                                                                                         | SHEET #<br><b>D3</b><br>JOB #<br>2015009 |

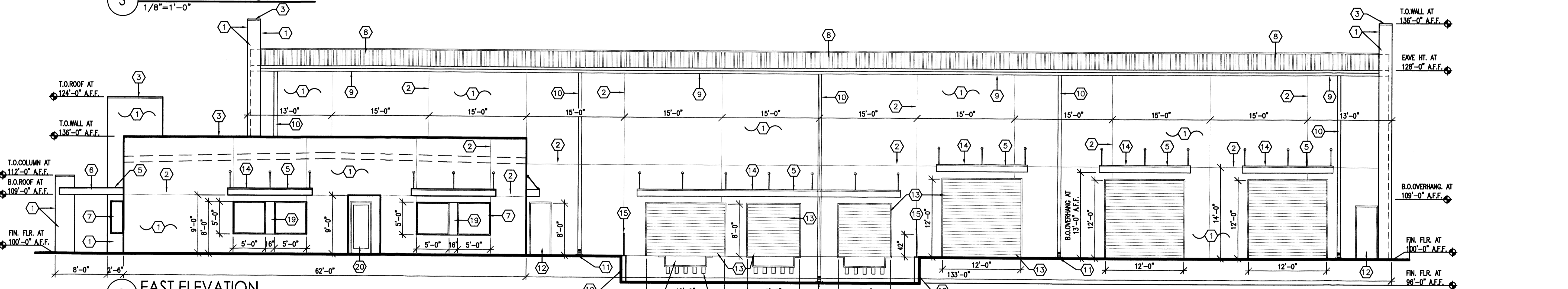


4 WEST ELEVATION  
1/8"=1'-0"

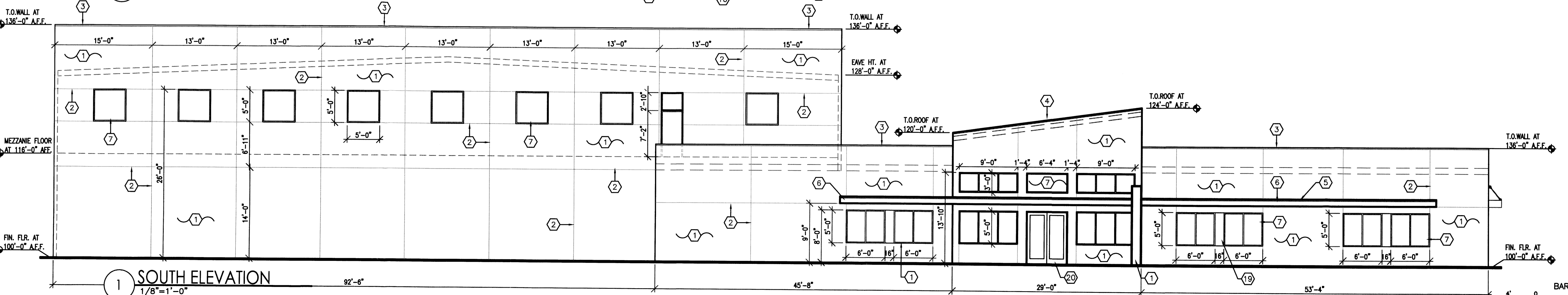
- KEYED NOTES**
- 2 COAT STUCCO SYSTEM - COLOR TO BE DETERMINED (C.T.B.D.), REF: COLORS ELEVATIONS.
  - STUCCO CONTROL JOINT, TYPICAL.
  - CONTINUOUS PRE-FINISHED METAL COPING CAP - C.T.B.D.
  - TAN COLOR 60 MIL TPO ROOFING SYSTEM
  - CONTINUOUS PRE-FINISHED METAL GRAVEL STOP FLASHING - C.T.B.D.
  - STEEL FRAMED ROOF OVERHANG WITH TAN COLOR TPO ROOFING SYSTEM, PAINT ALL EXPOSED STEEL - C.T.B.D.
  - INSET INTO WALL RESIDENTIAL TYPE VINYL CLAD DOUBLE INSULATED WINDOW. C.T.B.D.
  - METAL ROOF PANEL, BY METAL BUILDING MANUFACTURER (M.B.M.) - C.T.B.D.
  - CONT. ALUM. GUTTER, TYPICAL, BY M.B.M. - C.T.B.D.
  - ALUM. DOWNSPOUT, TYP., BY M.B.M. - C.T.B.D.
  - CONCRETE SPLASH BLOCK, TYP.
  - INSULATED METAL DOOR IN H.M. FRAME, PAINT DOOR AND FRAME TO MATCH STUCCO COLOR - C.T.B.D.
  - STEEL ROLL-UP DOOR IN STEEL FRAME - C.T.B.D.
  - ALUM. OVERHANG WITH TURN-BUCKLE WITH T.P.O. ROOFING SYSTEM
  - 1 1/4" DIA. PAINTED STEEL GUARDRAIL - C.T.B.D.
  - DOCK BUMPERS, TYPICAL.
  - DOCK LEVELER, TYPICAL.
  - CONCRETE RETAINING WALL AT DOCK, PARGE COAT TO MATCH STUCCO COLOR, REF: STRUCTURAL FOR RETAINING WALL DETAILS.
  - BREAK METAL TO MATCH WINDOW FRAME COLOR, TYPICAL.
  - STOREFRONT DOORS AND FRAME - C.T.B.D.



3 NORTH ELEVATION  
1/8"=1'-0"



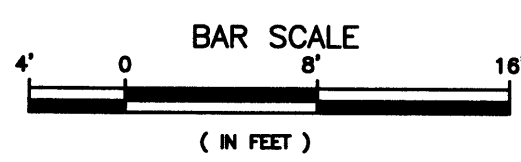
2 EAST ELEVATION  
1/8"=1'-0"



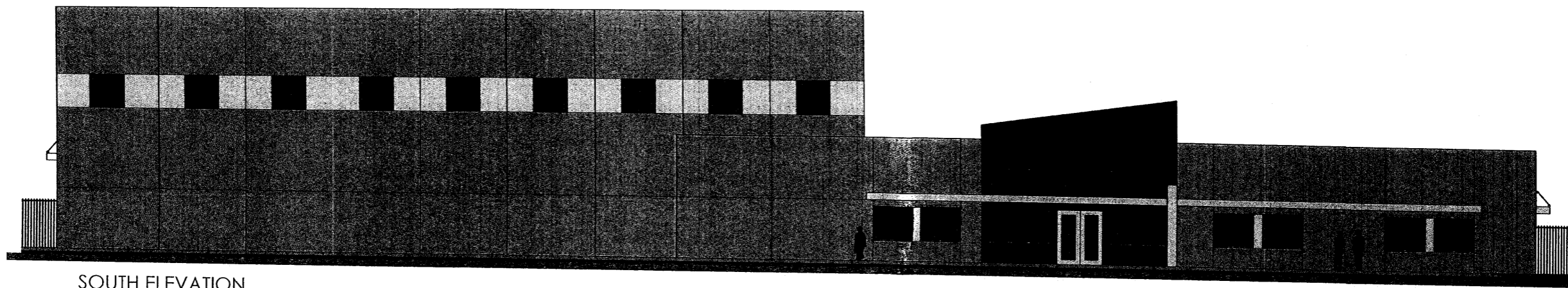
1 SOUTH ELEVATION  
1/8"=1'-0"

DREAMSTYLE OFFICE - WAREHOUSE  
 ENLARGED OFFICE FLOOR PLAN  
 ALBUQUERQUE, NM  
 PROJECT # 1465

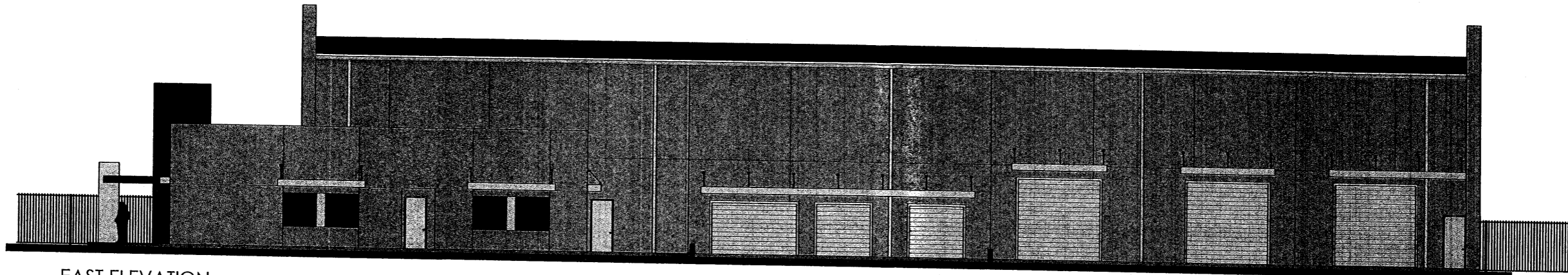
|                       |
|-----------------------|
| REVISION DATE         |
|                       |
|                       |
| DATE<br>05-15-2015    |
| SHEET NUMBER<br>A-7.0 |



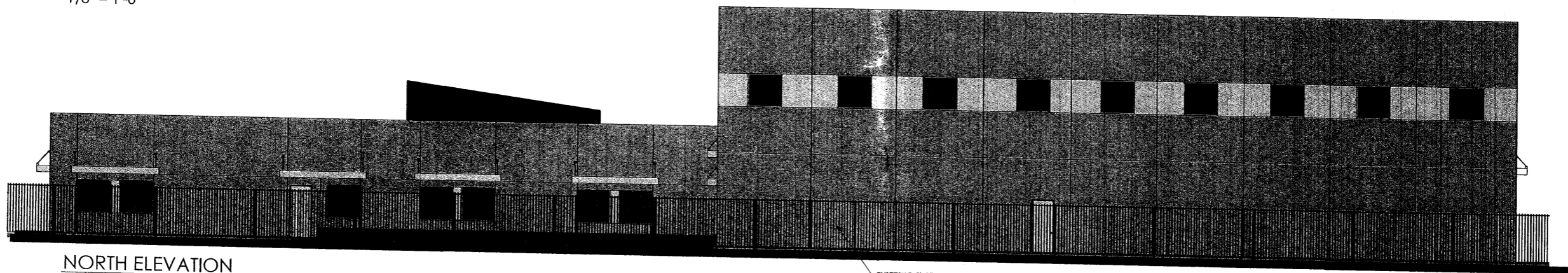




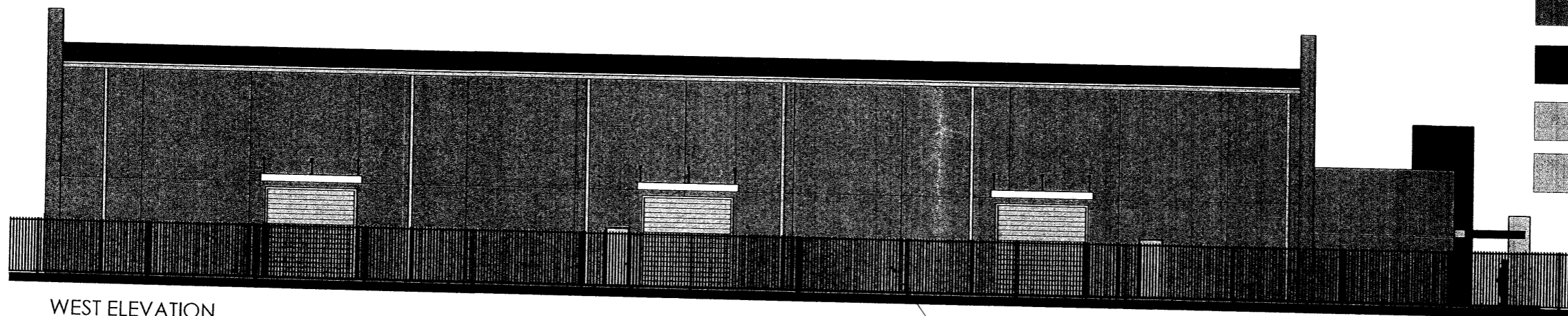
SOUTH ELEVATION  
1/8" = 1'-0"



EAST ELEVATION  
1/8" = 1'-0"



NORTH ELEVATION  
1/8" = 1'-0"



WEST ELEVATION  
1/8" = 1'-0"

EXISTING 6'-0" WROUGHT  
IRON FENCE

EXISTING 6'-0" WROUGHT  
IRON FENCE

- TAN COLOR: BUFFALO  
PAREX 537
- RED COLOR: RIO SAND  
PAREX 537
- GREY COLOR: MOONDANCE  
PAREX 537
- FRAME COLOR: SANDTONE

DREAMSTYLE OFFICE - WAREHOUSE  
 EXTERIOR ELEVATIONS  
 ALBUQUERQUE, NM  
 PROJECT #1465

|               |
|---------------|
| REVISION DATE |
|               |
|               |
| DATE          |
| 5-12-15       |
| SHEET NUMBER  |
| A-7.0         |